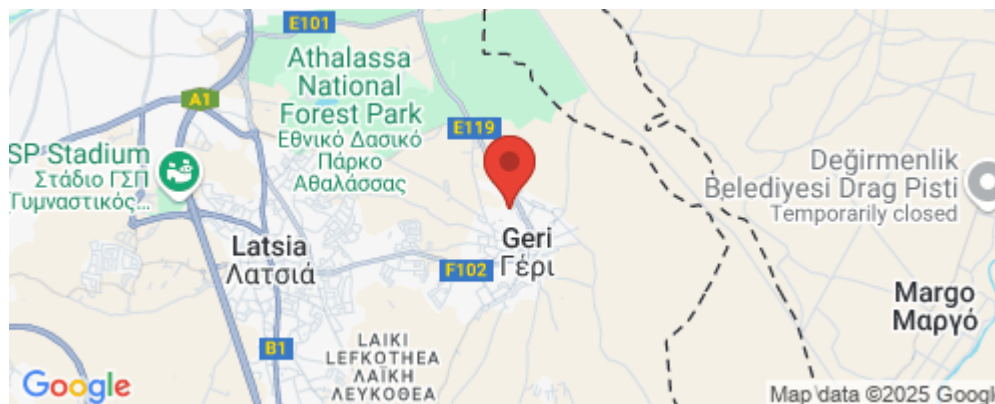


## 4 Bedroom House for Sale in Geri, Nicosia District

For sale is a luxurious detached and spacious house in a privileged location on the boundaries of the municipalities of Latsia and Geri. With 4 bedrooms and a total plot area of 440 sq.m., this house offers comfort and high quality living. Its location is absolutely excellent, with absolute tranquility on a dead-end road, while the north side of the house is adjacent to a green area. The house is fully equipped with quality furniture. In addition, the ground floor offers a spacious and bright living room area with a built-in fireplace. There is also a separate, modern kitchen with full equipment. The ground floor amenities are complemented by a spacious dining room with a large living room...



### Property Info

Covered Area	<b>235</b>
Furnishing	<b>Furnished</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>Partial, Yes</b>

### Plot / Area Info

Parking	<b>Covered, Yes</b>
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### Additional info

Reference Number	<b>1-575</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>3</b>

### Amenities

#### Location

**Location:** Geri  
**Region:** Nicosia  
**Coordinates:** **35.113449436504 / 33.41950742475**

## Price: €475 000 + VAT

VAT for this property is **€47,803** or **€90,250**. VAT usually is 19%. If it is your first purchase of property, you can have VAT reduced to 5% for the first 150sq.m. of the property.

VAT	<b>Excluded</b>	Title transfer fee	<b>~€15 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 021.00/m<sup>2</sup></b>		

## Representative: Casa Mare

Registration number	<b>849</b>	Email	<b>info@casamare.cy</b>
License number	<b>169/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35799614265, +35722496830, +35796494288</b>			

## Price change history

€475 000 on May 16, 2024



