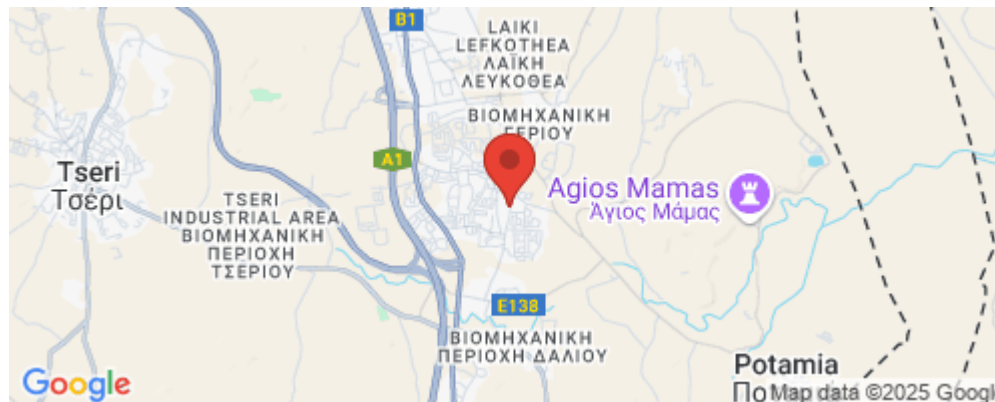


## 2 Bedroom Apartment for Sale in Kalithea, Nicosia District

Two bedroom apartment for sale in Kallithea, Nicosia – Cyprus. The apartment has 80m<sup>2</sup> internal area and 14m<sup>2</sup> covered veranda. There will be provisions for a/c and heating, covered parking and storage room.



Price: 160,000 + VAT

Reference: 52539

### Property Info

Covered Area **80**  
 Energy Efficiency **A**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **52539**  
 Property type **Apartment**  
 Condition **Under Construction**  
 Bathrooms **2**

### Amenities

- Storage room

### Location

**Location:** Kalithea  
 Coordinates: **35.067748352331 / 33.397054305838**

Region: **Nicosia**

## Price: €160 000 + VAT

VAT for this property is **€8,000** or **€30,400**. 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>None</b>                    | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€2 000.00/m<sup>2</sup></b> |                 |             |

## Representative: NCH Real Estate

|  |              |            |                               |
|--|--------------|------------|-------------------------------|
| Registration number                      | <b>1146</b>  | Email      | <b>info@nchrealestate.com</b> |
| License number                           | <b>571/E</b> | Legal name | <b>N/A</b>                    |
| Phone: <b>+35722424203, +35777770532</b> |              |            |                               |

## Price change history

€160 000 on May 21, 2024



