

### 3 Bedroom House for Sale in Nicosia - Kaimakli

A modern architecture three-bedroom house is available for sale in Kaimakli.

Located near Pandora Bakery, the house has access to several areas in Nicosia and amenities such as cafes, shops, and supermarkets.

The house consists of two bathrooms, one being ensuite and the other displaying hydromassage features, a guest toilet, a kitchen, a dining area with a fireplace, and a 19 sq.m. veranda.

The house is offered fully-furnished and provides electrical appliances which include an oven, cooking stove, a washing machine, a dryer, and a fridge. The house's luxuries include A/C units in all areas, underfloor heating, solar and pressurized water, a security system, a lar...

#### Property Info

Covered Area	<b>245</b>
Furnishing	<b>Furnished</b>
Heating	<b>Yes</b>
Air Conditioning	<b>Yes</b>

#### Plot / Area Info

Plot area	<b>521</b>
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#### Additional info

Reference Number	<b>39383</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2001-2010</b>
Bathrooms	<b>3</b>

#### Amenities

- Storage room

#### Location

**Location:** Nicosia - Kaimakli Region: **Nicosia**

**Price: €550 000 + VAT**

VAT for this property is **€57,357** or **€104,500**. 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>~€18 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 245.00/m<sup>2</sup></b>		

**Representative: 1st Class Homes**

Registration number

**690**

Email

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License number

**367/E**

Legal name

**KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD**Phone: **+35725310243, +35770000889****Price change history**

€550 000 on May 23, 2024









