

3 Bedroom House for Sale in Agia Varvara, Nicosia District

Three bedroom house in the middle of the 3 biggest cities of Cyprus.

The house is situated in a quiet and new-built residential neighborhood, in Agia Varvaras, in Nicosia district, with easy access to all amenities, It is very close to the both highways Nicosia-Limassol & Nicosia-Larnaka and etc. The property was built on 2011 in 470sqm the plot and over two floors with a 250sqm covered area with modern architecture design. Among other elements, the house features split unit air-conditioning, solar water, pressurized water, fire place and provision for heater units.

Ground Floor: 140sqm

Spacious Kitchen with utility room

Spacious living room and Dining area...

Property Info

Covered Area **250**
Air Conditioning **Yes**

Plot / Area Info

Plot area **470**

Additional info

Reference Number **38588**
Property type **House**
Condition **Pre-Owned**
Construction Year **2011**
Bathrooms **2**

Amenities

- Storage room

Location

Location: Agia Varvara Region: **Nicosia**

Price: €310 000 + VAT

VAT for this property is **€32,860** or **€58,900**. 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	Excluded	Title transfer fee	~€9 000.00	Common expenses	None
		Price per SQM	€1 240.00/m²		

Representative: 1st Class Homes

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Price change history

€330 000 on May 23, 2024
 €310 000 on Mar 16, 2025







