

3 Bedroom House for Sale in Makedonitissa, Nicosia District

A luxury house set on a 265 sqm plot, at a quiet and newly constructed area of Nicosia (Stelmek area). The property has 2 levels and lovely back yard. The house is offered equipped with fine quality materials. On the first floor there are three bedrooms having all of them en-suite facilities plus a walk-in- wardrobe in the master bedroom. Finally, the house was built according to the highest standards and offers all amenities and conveniences. More features include: underfloor heating and air conditioning units both DAIKIN, UPVC German gas glazed windows, parquet flooring throughout, parking space, electrical garage gates. Energy Performance Certificate.

Property Info		Plot / Area Info		Additional info	
Covered Area	190	Reference Numb		Reference Number	21231
Furnishing			265	Property type	House
	Furnished	Plot area		Condition	Pre-Owned
Heating	Yes				
Air Conditioning	Yes			Construction Year	2015
				Bathrooms	4

Amenities Location

• Storage room Location: Makedonitissa Region: Nicosia



Price: €550 000 + VAT

VAT for this property is **€43,711** 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 Excluded

Title transfer fee ~€18 600.00

Price per SQM €2 895.00/m²

Common expenses None

Representative: 1st Class Homes

Registration number	690	Email	info@1stclass-homes.com
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License number	307/E	name	SERVICES LTD

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Price change history

€465 000 on May 23, 2024 €550 000 on Apr 8, 2025









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