

## 2,032m<sup>2</sup> Plot for Sale in Strovolos, Nicosia District

A residential plot with a total area of 2.032 sqm in the GSP area of Strovolos in Nicosia

The plot benefits from its vast road frontage from the east and west sides, as well as from its rectangular shape and the even flat surface. The property is located in the GSP area, which has been established as one of the most prestigious residential areas in Nicosia, where many luxurious villas have been built in the recent years.

It offers easy access towards the city of Nicosia and the surrounding areas due to its close proximity to the Limassol – Nicosia motorway. It falls within the Residential Planning Zone Kα8 with a building density coefficient of 60% and a coverage coefficient...

### Property Info

### Plot / Area Info

### Additional info

Covered Area

**2032**

Plot area

**2032**

Reference Number

**33864**

Property type

**Land and Plots**

Condition

**Under Construction**

### Amenities

### Location

**Location:** Strovolos Region: **Nicosia**

## Price: €600 000 + VAT

VAT for this property is **€107,799** or **€114,000**. 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>
Title deed	<b>Has Title</b>	Price per SQM	<b>€295.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
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## Price change history

€813 000 on May 23, 2024

€600 000 on Oct 4, 2024

