

## 4 Bedroom House for Sale in Strovolos, Nicosia District

A four-bedroom house in Agios Vasileios, Strovolos.

It has an area of 324sqm. The ground floor comprises of an entrance hall, living room, dining room, sitting room, an office, a kitchen with sitting area, kitchenette and a guest toilet.

The first floor comprises of four bedrooms (one with en-suite and walk in closet) and a bathroom. Externally there is a large yard with a private swimming pool.

The immediate area of the asset comprises of residential developments that enjoys easy access towards both Nicosia city center and the motorway.

### Property Info

### Plot / Area Info

### Additional info

Covered Area

**324**

Plot area

**856**

Pool

**Private, Yes**

Reference Number

**41103**

Property type

**House**

Condition

**Pre-Owned**

Construction Year

**1991-2000**

Bathrooms

**2**

### Amenities

- Storage room

### Location

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

## Price: €552 000 + VAT

VAT for this property is **€69,102** or **€104,880**. 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>~€18 680.00</b>  | Common expenses | <b>None</b> |
| Title deed | <b>Has Title</b> | Price per SQM      | <b>€1 704.00/m²</b> |                 |             |

## Representative: 1st Class Homes

|                                          |              |            |                                                                    |
|------------------------------------------|--------------|------------|--------------------------------------------------------------------|
| Registration number                      | <b>690</b>   | Email      | <b>info@1stclass-homes.com</b>                                     |
| License number                           | <b>367/E</b> | Legal name | <b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b> |
| Phone: <b>+35725310243, +35770000889</b> |              |            |                                                                    |

## Price change history

€552 000 on May 23, 2024





