

## 3 Bedroom Apartment for Sale in Nicosia District

Situated in the heart of the city, on one of its busiest streets, this building will tower over the hustle and bustle of the world below, standing at an impressive 135m-high, composed of 34 floors of premium real estate and resort-style offerings.

Named in honor of its expansive, unobstructed, panoramic view of the city and beyond – from the fist of Pentadactylos, and the plains of Mesaoria, to the rising Troodos mountain range, and even the Morphou coastline!

It is positioned on the new pedestrian plaza that is created by the Nicosia Municipality, which allows both residents and visitors alike to engage in leisurely activities.

From relaxing walks and cycling to sho...

### Property Info

Covered Area **153**  
Heating **Yes**  
Air Conditioning **Yes**

### Plot / Area Info

### Additional info

Reference Number **40473**  
Property type **Apartment**  
Condition **Brand New**  
Construction Year **2022**  
Bathrooms **3**

### Amenities

- Storage room

### Location

Region: **Nicosia**

## Price: €976 000 + VAT

VAT for this property is **€51,479** or **€185,440**. 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>
		Price per SQM	<b>€6 379.00/m<sup>2</sup></b>		

## Representative: 1st Class Homes

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

€976 000 on May 24, 2024













