

## 4 Bedroom House for Sale in Nicosia District

A house in Archangelos/Anthoupoli, Nicosia. The property offers easy access to all the necessary services and amenities such as schools, banks, pharmacies, bakeries, supermarkets and parks.

On the ground floor, the house consists of an open plan living – dining – sitting area with a fireplace, kitchen, storage area, an office and a guest toilet. On the first floor, it comprises 4 bedrooms and a common bathroom. The basement consists of two office spaces, a laundry room, a kitchen, a toilet with a shower, a storage area, and a boiler room.

The house has a covered area of 238 sq.m., covered verandas of 54 sq.m., uncovered verandas of 26 sq.m. and a basement area of 103...

### Property Info

### Plot / Area Info

### Additional info

Reference Number

**50940**

Property type

**House**

Condition

**Pre-Owned**

Construction Year

**1991-2000**

Bathrooms

**3**

Covered Area

**395**

Plot area

**694**

### Amenities

- Storage room

### Location

Region: **Nicosia**

## Price: €505 000 + VAT

VAT for this property is **€69,102** or **€95,950**. 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>~€16 800.00</b>	Common expenses	<b>None</b>
Title deed	<b>Has Title</b>	Price per SQM	<b>€1 278.00/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>

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## Price change history

€505 000 on May 26, 2024

