

## 5 Bedroom House for Sale in Nicosia District

Detached (split level) house in Palaioimetocho, in Nicosia. Within the parcel there are two detached houses (one house on the northeast & one on the southeast part of the parcel).

The house for sale corresponds to the southeastern 1/2 share of the property with a land area of 998 sq.m., as specified with section A and red color on the drawing.

The house was constructed around the year 2000 and on the ground floor consists of a large living and dining area, kitchen, office room, bedroom, utility room and a guest toilet. On the upper floor there are four bedrooms and a bathroom/WC.

The lower ground floor consists of a storage area and covered parking space.

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### Property Info

Covered Area	<b>390</b>
Heating	<b>Yes</b>
Air Conditioning	<b>Yes</b>

### Plot / Area Info

Plot area	<b>1000</b>
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### Additional info

Reference Number	<b>52191</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>1991-2000</b>
Bathrooms	<b>2</b>

### Amenities

- Garden

### Location

Region: **Nicosia**

## Price: €375 000 + VAT

VAT for this property is **€51,058** or **€71,250**. 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>~€11 600.00</b>	Common expenses	<b>None</b>
Title deed	<b>Has Title</b>	Price per SQM	<b>€962.00/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

€405 000 on Jun 11, 2024

€375 000 on Jul 18, 2025













