

## 1000m² Building for Sale in Nicosia District

Conveniently positioned next to the esteemed University of Cyprus in Aglantzia, Nicosia, providing exceptional accessibility.

- Close proximity to essential facilities such as supermarkets, schools, dining venues, cafes, bakeries, and various services, all within walking distance.
- Easy access to Nicosia City center and the Nicosia-Limassol highway, facilitating effortless commuting.
- Modern 3-storey building completed in 2022, featuring an impressive contemporary facade.
- Architecturally designed to impress with its sleek and modern exterior.
- Consists of 18 meticulously designed one-bedroom apartments and 6 stylish studio flats.
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**Property Info**

Covered Area

**1000**

**Plot / Area Info**

Parking

**Covered, Yes**

**Additional info**

Reference Number  
Property type

**92298**  
**Building**

**Amenities**

- Parking

**Location**

Region: **Nicosia**

## Price: €3 150 000 + VAT

VAT for this property is **€532,350** or **€598,500**. 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>~€122 600.00</b>            | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€3 150.00/m<sup>2</sup></b> |                 |             |

## Representative: La Maison Estates

|                     |              |            |                       |
|---------------------|--------------|------------|-----------------------|
| Registration number | <b>770</b>   | Email      | <b>info@laison.cy</b> |
| License number      | <b>400/E</b> | Legal name | <b>N/A</b>            |
| Phone: +35722262970 |              |            |                       |

## Price change history

€3 150 000 on Jun 13, 2024

