

### 3 Bedroom Apartment for Sale in Nicosia District

The building’s striking balconies provide uninterrupted views of the old city and the Pentadactylos Mountain, enhancing privacy while maximizing sunlight. The projecting brise soleil softens the building’s lines, offering shade and reflecting daylight into the apartments, creating a seamless indoor/outdoor living experience. Inside, elegant and functional designs feature high ceilings and panoramic windows, allowing abundant light and air. The southern side ensures privacy for the bedrooms, integrating harmoniously with the modern cityscape. Despite its central location, each apartment maintains a strong connection to nature.

Property Info		Plot / Area Info		Additional info	
Covered Area	121	Parking	Covered, Yes	Reference Number	96652
				Property type	Apartment
				Bathrooms	2
Amenities			Location		
• Parking			Region: Nicosia		

## Price: €791 000 + VAT

VAT for this property is **€39,550** or **€150,290**. 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>~€28 240.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6 537.00/m<sup>2</sup></b>		

## Representative: La Maison Estates

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## Price change history

€791 000 on Jun 13, 2024

