

1 Bedroom Apartment for Sale in Strovolos, Nicosia District

Contemporary Living in Nicosia – Energy-Efficient Apartments with Modern Comfort



Set in one of the most beautiful areas of Nicosia, this exclusive three-storey residence combines modern architecture, spacious design, and cutting-edge energy efficiency. With just ten apartments in total, the project offers a unique opportunity to live in a quiet and prestigious neighborhood while remaining only minutes from the city center.

Design & Architecture

The building is designed with a minimal, elegant aesthetic that emphasizes clean lines and functional layouts. Each apartment features comfortable interiors, generous bedrooms, and large main and auxiliary terraces, ensuring...

Property Info

Covered Area	75
Covered Veranda	20
Floor Number	1
Energy Efficiency	A

Plot / Area Info

Parking **Covered, Yes**

Additional info

Reference Number	231975
Property type	Apartment
Condition	Under Construction
Construction Year	2026
Bathrooms	1

Amenities

- Parking

Location

Location: Strovolos

Region: **Nicosia**

Coordinates: **35.133910783756 / 33.328606913393**

Price: €165 000 + VAT

VAT for this property is **€8,250** or **€31,350**. 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	Excluded	Title transfer fee	None	Common expenses	None
		Price per SQM	€2 200.00/m²		

Representative: MySpace

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Price change history

€175 000 on Jul 28, 2024
 €155 000 on May 12, 2025
 €165 000 on Sep 30, 2025



1&2 BEDROOMS APARTMENTS

2nd
FLOOR

APARTMENTS	2 BEDROOMS	2 BEDROOM	1 BEDROOM	1 BEDROOM
	201	202	203	204
ALL AREAS	103 sq m	103 sq m	74 sq m	81 sq m
INTERNAL AREA	85 sq m	85 sq m	55 sq m	62 sq m
COVERED VERANDAS	18 sq m	18 sq m	19 sq m	19 sq m
UNCOVERED VERANDAS	x	x	x	x
WAREHOUSE	1	1	1	1
PARKING SPACE	1	1	1	1

