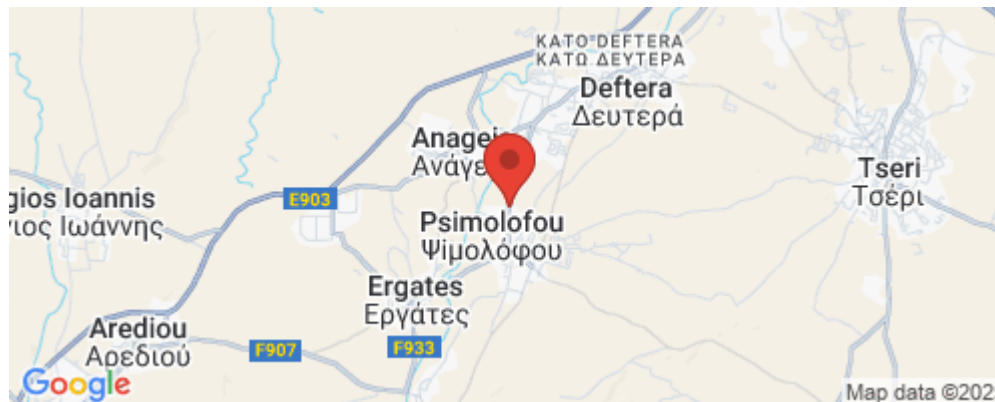


## 3 Bedroom House for Sale in Psimolofou, Nicosia District

Under construction modern three bedroom house for sale in Psimolofou.



This amazing house will be built on 274m2 plot with 149m2 of internal areas. It will consist of three bedrooms, the main with en-suite bathroom, guest WC, and it will offer provisions for A/C and for heating, photovoltaic panels 3KW installed, and covered parking.

Price: €258,000 + V.A.T.

REFERENCE NUMBER: 53362

### Property Info

Covered Area	<b>149</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>274</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>53362</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>2</b>

### Amenities

### Location

**Location:** Psimolofou

Region: **Nicosia**

Coordinates: **35.066985365993 / 33.25981264211**

## Price: €258 000 + VAT

VAT for this property is **€12,900** or **€49,020**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 732.00/m²</b>		

## Representative: NCH Real Estate

Registration number	<b>1146</b>	Email	<b>info@nchrealestate.com</b>
License number	<b>571/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35722424203, +35777770532</b>			

## Price change history

€258 000 on Jul 31, 2024

