

## 2 Bedroom Apartment for Sale in Nicosia District

- 2 Bedroom
- 2 WC
- Internal Area 85.26m<sup>2</sup>
- Covered Area 20m<sup>2</sup>
- Covered Parking
- En Suite Bathroom
- Guest WC
- Near amenities
- Double Glazing
- Provisions for underfloor heating
- Storage



### Property Info

Covered Area  
Heating  
Air Conditioning

**85**  
**Central Heating, Yes**  
**All rooms, Yes**

### Plot / Area Info

Parking      **Covered, Yes**

### Additional info

Reference Number      **7435**  
Property type      **Apartment**  
Condition  
Bathrooms      **2**

### Amenities

- Guest WC

### Location

Region: **Nicosia**  
Coordinates: **35.176632189639 / 33.375403594334**

## Price: €260 000 + VAT

VAT for this property is **€13,000** or **€49,400**. 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 Price per SQM	<b>None</b> <b>€3 059.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: Kadis Estates

Registration number	<b>506</b>	Email	<b>info@kadis.com.cy</b>
License number	<b>62/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35722344842</b>			

## Price change history

€255 000 on Aug 27, 2024

€260 000 on Jun 18, 2025

