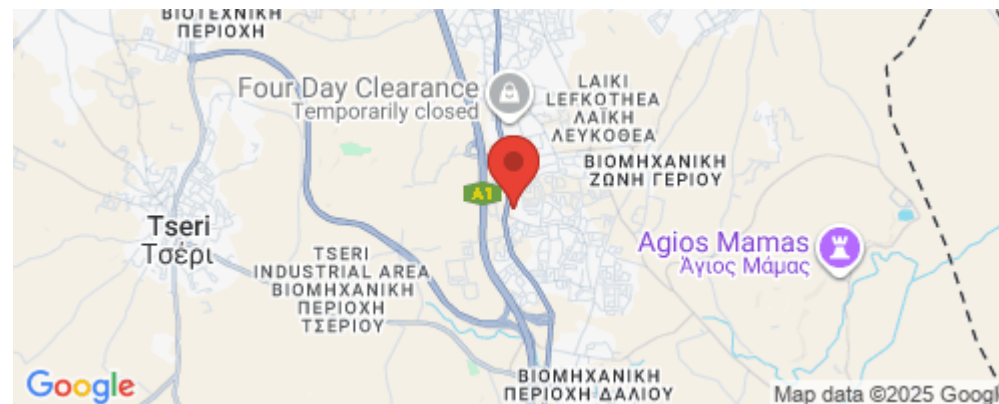


## 4 Bedroom House for Sale in Nicosia District

- 4 Bedrooms
- 4 W/C
- Internal Area 209m<sup>2</sup>
- Covered Veranda 32m<sup>2</sup>
- Plot Area 419m<sup>2</sup>
- Swimming Pool
- En Suite Bathroom
- Guest WC
- Covered Parking
- Energy class 'A'
- Photovoltaic Panels



### Property Info

Covered Area	<b>209</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Amenities

- Guest WC

### Plot / Area Info

Plot area	<b>419</b>
Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>7519</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
Bathrooms	<b>4</b>

### Location

Region: **Nicosia**  
 Coordinates: **35.0749649 / 33.3824408**

**Price: €695 000 + VAT**

VAT for this property is **€62,217** or **€132,050**. 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>€3 325.00/m<sup>2</sup></b>		

**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: +35722344842			

**Price change history**

€695 000 on Aug 29, 2024

