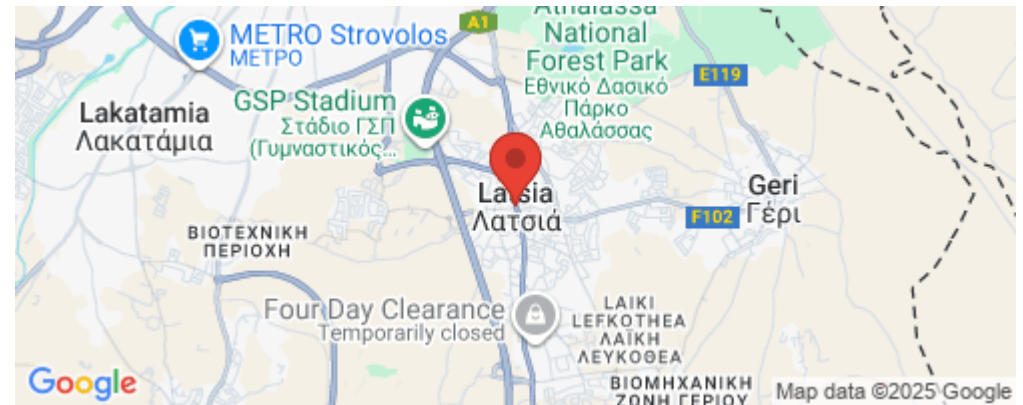


“House B” located in Latsia, Nicosia, stands out as a prestigious 3-bedroom residence for sale. This unit, designed with modern living in mind, includes features such as covered parking, provisions for central heating and air conditioning, and a pressure water system. It also boasts thermal windows and bricks for optimal energy efficiency, a storage room for added convenience, and an ensuite bathroom for added luxury. The house is environmentally conscious, equipped with a photovoltaic system, and holds an Energy Performance Certificate Class A, ensuring a sustainable and comfortable living experience.



### Plot / Area Info

Covered Area	<b>142</b>
Covered Veranda	<b>14</b>
Uncovered Veranda	<b>11</b>
Energy Efficiency	<b>A</b>

Plot area	<b>166</b>
Pool	<b>No</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>6087</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2022</b>
Bathrooms	<b>2</b>

## Amenities

## Location

**Location:** Latsia

Region: **Nicosia**Coordinates: **35.1063639** / **33.3782668**

## Price: €250 000 + VAT

VAT for this property is **€12,500** or **€47,500**. 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>€1 761.00/m²</b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€250 000 on Sep 10, 2024

