

2 Bedroom Apartment for Sale in Aglantzia, Nicosia District

Reference ID: #SA35118Price details: €410,000 +VATTwo bedroom luxury penthouse located in one of the most beautiful areas of Nicosia, Aglantzia, with quick access to the city centre and close to all amenities (supermarkets, banks, shops, etc.). 2-storey building (energy efficiency A) with only 4 apartments in total.The apartment has comfortable interiors, spacious bedrooms and large main and auxiliary terraces for maximum functionality.Energy Certificate A ClassUnderfloor heating with cooling-heating with LG heat pumpHighly energy-efficient sustainable aluminum systemsInstalled Air Conditioners (split units) in bedrooms and living roomSolar water heatersPhotovoltaic systems with net me...



Property Info

Covered Area	138
Covered Veranda	40
Floor Number	2
Energy Efficiency	A

Plot / Area Info

Pool	No
Parking	Covered, Yes

Additional info

Reference Number	SA35118
Property type	Apartment
Condition	Under Construction
Construction Year	2026
Bathrooms	2

Amenities

Location

Location: Aglantzia  
Coordinates: 35.151058799236 / 33.381163946592

Region: Nicosia

## Price: €410 000 + VAT

VAT for this property is **€20,500** or **€77,900**. 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>€2 971.00/m<sup>2</sup></b>		

## Representative: Smart Assets

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## Price change history

€410 000 on Sep 27, 2024

