

3 Bedroom Apartment for Sale in Strovolos, Nicosia District

Reference ID: #SA31555Price details: €450,000 +VATIn one of the most beautiful areas of Nicosia, with easy access to the city centre and close to all amenities (supermarkets, banks, shops, etc.), this is an ideal 3-floor apartment property consisting of 6 luxury apartments with energy efficiency A.The apartments have comfortable interiors, spacious bedrooms and large main and auxiliary terraces for maximum functionality.Energy Certificate A ClassHighly energy-efficient sustainable aluminum systemsInstalled Air Conditioners (split units) in bedrooms and living roomSolar water heatersPhotovoltaic systems with net metering servicesThermal insulation to minimise energy lossItalian kitchen a...



Property Info

|                   |     |
|-------------------|-----|
| Covered Area      | 166 |
| Covered Veranda   | 25  |
| Floor Number      | 1   |
| Energy Efficiency | A   |

Plot / Area Info

|         |              |
|---------|--------------|
| Pool    | No           |
| Parking | Covered, Yes |

Additional info

|                   |                    |
|-------------------|--------------------|
| Reference Number  | SA31555            |
| Property type     | Apartment          |
| Condition         | Under Construction |
| Construction Year | 2024               |
| Bathrooms         | 2                  |

Amenities

Location

Location: Strovolos  
Coordinates: 35.148342684002 / 33.361318811999

Region: Nicosia

## Price: €450 000 + VAT

VAT for this property is **€28,572** or **€85,500**. 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>€2 711.00/m<sup>2</sup></b> |                 |             |

## Representative: Smart Assets

|                     |              |            |                                |
|---------------------|--------------|------------|--------------------------------|
| Registration number | <b>1109</b>  | Email      | <b>info@smartassets.com.cy</b> |
| License number      | <b>317/E</b> | Legal name | <b>N/A</b>                     |
| Phone: +35777000111 |              |            |                                |

## Price change history

€450 000 on Sep 27, 2024



