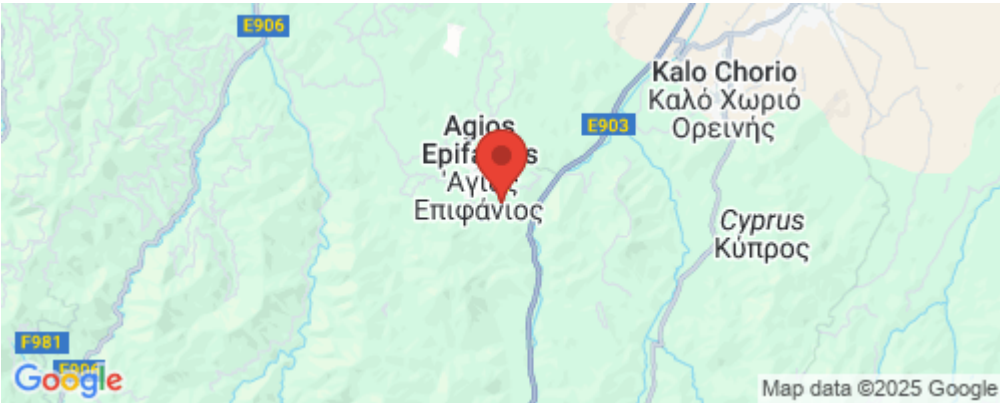


3 Bedroom House for Sale in Pera, Nicosia District

Reference ID: #SA28951Price details: €395,000The asset is a detached ground floor house with a semi-basement and swimming pool in Agios Epifanios Oreinis. It is located 470m from the old church of Agios Epifanios and 500m from Nicosia-Palaiochori road. The house is built within a land area of 7,000sqm and it's adjacent to a registered road with a total road frontage of 6m. The ground floor consists of a kitchen, living room, dining room and 3 en-suite bedrooms. The semi-basement consists of a living area, playroom, kitchen, storage room, boiler room, bathroom and covered parking space. There are also, covered and uncovered verandas on both levels, a yard with a swimming pool, barbeque...



Property Info

| | |
|------------------------|--------------|
| Covered Area | 461 |
| Covered Veranda | Not provided |
| Uncovered Veranda | Not provided |
| Total Number of Floors | 2 |

Plot / Area Info

| | |
|-----------|--------------|
| Plot area | 7000 |
| Pool | Private, Yes |
| Parking | Covered, Yes |

Additional info

| | |
|------------------|-----------|
| Reference Number | SA28951 |
| Property type | House |
| Condition | Pre-Owned |
| Bathrooms | 4 |

Amenities

Location

Location: Pera
Coordinates: 34.99129349868 / 33.124006826752
Region: Nicosia

Price: €395 000 + VAT

VAT for this property is **€57,057** or **€75,050**. 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 | Excluded | Title transfer fee | ~€12 400.00 | Common expenses | None |
| | | Price per SQM | €857.00/m² | | |

Representative: Smart Assets

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

Price change history

€395 000 on Sep 27, 2024





