

## 3 Bedroom House for Sale in Latsia, Nicosia District

- 3 Bedrooms
- 3 W/C
- Internal Area 156m2
- Plot Area 261m2
- En Suite Bathroom
- Guest WC
- Covered Parking
- Energy class 'A'
- Photovoltaic Panels



### Property Info

Covered Area **156**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Plot area **261**  
Parking **Covered, Yes**

### Additional info

Reference Number **7972**  
Property type **House**  
Condition **Brand New**  
Bathrooms **3**

### Amenities

- Guest WC

### Location

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

**Price: €335 000 + VAT**

VAT for this property is **€18,554** or **€63,650**. 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>€2 147.00/m<sup>2</sup></b>		

**Representative: Kadis Estates**

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**Price change history**

€312 000 on Oct 1, 2024  
€325 000 on Sep 27, 2025  
€335 000 on Jan 22, 2026







