

2 Bedroom Apartment for Sale in Engomi, Nicosia District

Discover this exclusive new project located in the highly sought-after Makedonitissa area of Egkomi, Nicosia. This contemporary two-story building consists of just 8 stylish apartments, offering a perfect balance of comfort, privacy, and modern design. Each apartment includes dedicated parking and storage facilities for added convenience.



Nestled in a prime location, this residence is ideal for families, professionals, or investors looking to enjoy a peaceful neighborhood with easy access to local amenities, schools, and the vibrant city center. Experience modern urban living in one of Nicosia’s most prestigious areas

Property Info

Covered Area	98
Covered Veranda	12
Floor Number	2
Total Number of Floors	2
Energy Efficiency	A

Plot / Area Info

Parking	Yes
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Additional info

Reference Number	233104
Property type	Apartment
Condition	Under Construction
Construction Year	2026
Bathrooms	2

Amenities

- Elevator

Location

Location: Engomi
Coordinates: **35.14876127975 / 33.307776395962**
Region: **Nicosia**

Price: €265 000 + VAT

VAT for this property is **€13,250** or **€50,350**. 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	None	Common expenses	None
		Price per SQM	€2 704.00/m²		

Representative: MySpace

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Price change history

€220 000 on Oct 1, 2024
 €265 000 on Feb 16, 2025



