

2 Bedroom Apartment for Sale in Strovolos, Nicosia District

This particular 2 bedroom apartment is located in the heart of Archangelos, Strovolos, one of Nicosia’s most desirable neighborhoods. Situated in a two-story building with only 12 elegantly designed apartments, this unit offers modern comfort and functionality. It includes dedicated parking and a storage room for convenience in day-to-day living.



The apartment benefits from the tranquil and family-friendly environment of Archangelos, providing a peaceful yet connected place to call home. It offers easy access to schools, parks, shopping centers, and local amenities, as well as quick connections to the city center and the motorway, offering the best of both worlds—a serene resid...

Property Info

|                        |    |
|------------------------|----|
| Covered Area           | 92 |
| Covered Veranda        | 15 |
| Uncovered Veranda      | 92 |
| Floor Number           | 1  |
| Total Number of Floors | 2  |
| Energy Efficiency      | A  |

Plot / Area Info

Parking Yes

Additional info

|                   |                    |
|-------------------|--------------------|
| Reference Number  | 233108             |
| Property type     | Apartment          |
| Condition         | Under Construction |
| Construction Year | 2026               |
| Bathrooms         | 2                  |

Amenities

- Elevator

Location

Location: Strovolos  
Coordinates: 35.136070875817 / 33.310329909165

Region: Nicosia

## Price: €236 000 + VAT

VAT for this property is **€11,800** or **€44,840**. 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>€2 565.00/m²</b> |                 |             |

## Representative: MySpace

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                      | <b>229/E</b> | Email      | <b>myspace.cyprus@gmail.com</b>                  |
| License number                           | <b>1047</b>  | Legal name | <b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b> |
| Phone: <b>+35795129336, +35799409010</b> |              |            |  |

## Price change history

€226 000 on Oct 1, 2024  
 €236 000 on Dec 13, 2024





