

## 3 Bedroom Apartment for Sale in Nicosia District

- 3 bedrooms
- 4 W/C
- Internal Area 210m<sup>2</sup>
- Covered Verandas 50m<sup>2</sup>
- Covered Parking
- Underfloor Heating
- Storage
- Photovoltaic Panels
- Energy Efficiency "A"



### Property Info

Covered Area **210**  
 Heating **Underfloor Heating, Yes**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **8482**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **4**

### Amenities

- Guest WC

### Location

Region: **Nicosia**  
 Coordinates: **35.180091934975 / 33.350948198706**

## Price: €970 000 + VAT

VAT for this property is **€87,300** or **€184,300**. 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>€4 619.00/m<sup>2</sup></b>		

## Representative: Kadis Estates

Registration number	<b>506</b>	Email	<b>info@kadis.com.cy</b>
License number	<b>62/E</b>	Legal name	<b>N/A</b>
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## Price change history

€950 000 on Oct 31, 2024  
 €970 000 on Jun 3, 2025

