

## 2 Bedroom Apartment for Sale in Nicosia District

Nestled in a serene area of Nicosia, this contemporary residential development offers a harmonious blend of comfort, style and convenience. Strategically located near all essential amenities, such as schools, supermarkets, shops, restaurants, green parks, it delivers a unique urban lifestyle.

The elegant two-storey complex features luxurious 2- and 3-bedroom apartments, along with penthouses boasting stunning city views. Each residence is thoughtfully designed with smart layouts that exude style and comfort. Private balconies provide a peaceful space for outdoor relaxation, while dedicated parking spaces and storage rooms enhance everyday convenience.

Meticulously crafted with...



### Property Info    Plot / Area Info

Covered Area **92**

### Additional info

Reference Number **f15403**  
 Property type **Apartment**  
 Construction Year **2026**  
 Bathrooms **2**

### Amenities

### Location

Region: **Nicosia**  
 Coordinates: **35.1354 / 33.3079**

## Price: €240 000 + VAT

VAT for this property is **€12,000** or **€45,600**. 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>~€6 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 609.00/m<sup>2</sup></b>		

## Representative: Cyprus Sotheby's International Realty

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## Price change history

€240 000 on Nov 27, 2024

