

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

A new complex in Latsia with easy access to the motorway and the city center, close to pharmacies, supermarkets and the rest of the infrastructure.

### Key Features

Covered parking  
Storage room  
High-quality materials  
Thermal windows  
Solar panels for water heating  
Pressure water system  
Energy Performance Certificate Class A

### AVAILABILITY

House

Internal area 175 sq.m.  
Covered veranda 20 sq.m.  
Garden 118 sq.m.

There are more houses available in this project.

Status: Off plan

Property Info		Plot / Area Info		Additional info	
				Reference Number	<b>55235</b>
				Property type	<b>House</b>
Covered Area	<b>195</b>	Plot area	<b>295</b>	Condition	<b>Under Construction</b>
				Construction Year	<b>2026</b>
				Bathrooms	<b>2</b>

### Amenities

### Location

**Location:** Latsia Region: **Nicosia**

## Price: €405 000 + VAT

VAT for this property is **€33,335** or **€76,950**. 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>€2 077.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
License number	<b>367/E</b>	Legal name	<b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b>
Phone: <b>+35725310243, +35770000889</b>			

## Price change history

€405 000 on Nov 30, 2024







