

## 3 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 156,60 sq.m. Covered veranda 15,50 sq.m. Uncovered veranda 7-35 sq.m. Garden 46 -95 sq.m.

There are more houses available in this project.

Status: Off plan

Property Info		Plot / Area Info		Additional info		
				Reference Number	55232	
				Property type	House	
Covered Area	172	Plot area	247	Condition	<b>Under Construction</b>	
				Construction Year	2026	
				Bathrooms	2	



• Storage room

### Location

Location: Latsia Region: Nicosia



Price: €330 000 + VAT

VAT for this property is €22,409 or €62,700. 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 N	lone	Common ovnonces	
		Price per SQM €	21 919.00/m <sup>2</sup>	Common expenses	None

## **Representative: 1st Class Homes**

Registration number	690	Email	info@1stclass-homes.com
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# **Price change history**

€345 000 on Nov 30, 2024 €330 000 on Sep 16, 2025

















