

## 3 Bedroom Apartment for Sale in Engomi, Nicosia District

A luxury project in the quiet area of Engomi. It is strategically situated close to the heart of Nicosia, making it easy to access Nicosia's business, cultural, and entertainment hubs.

Additionally, it hosts renowned educational institutions like European University and Nicosia University, making it an ideal spot for students and academics alike.

The project consists of 8 buildings with 280 apartments.

### Key Features

Large swimming pool  
 Green area  
 Covered rooftop playground  
 Coffee shop, gym, beauty salon, SPA  
 Car wash and pet care services  
 Double-glaze windows  
 Water pressure system  
 Solar panels  
 Photovoltaic system fr...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>146</b>	Pool	<b>Private, Yes</b>	Reference Number	<b>55358</b>
Air Conditioning	<b>Yes</b>			Property type	<b>Apartment</b>
				Condition	<b>Under Construction</b>
				Construction Year	<b>2026</b>
				Bathrooms	<b>3</b>
Amenities		Location			
• Storage room		<b>Location:</b> Engomi Region: <b>Nicosia</b>			

## Price: €364 995 + VAT

VAT for this property is **€18,250** or **€69,349**. 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>€2 500.00/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>
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## Price change history

€364 995 on Dec 5, 2024











