

### 3 Bedroom House for Sale in Nicosia District

Under Construction modern three bedroom house for sale in Latsia area, Nicosia.



This amazing house is being built on a 270m2 plot and will have an internal area of 175.5m2 Moreover, this house will have provisions for A/C split units and for central heating, and provision for photovoltaic system. In addition, it will have guest WC, en-suite bathroom, walk-in closet, private parking and provision for private pool.

It will be built in a great location in Latsia area in a quiet neighborhood.

Price: 375,000 + VAT

ID: 48612

#### Property Info

Covered Area **175**  
 Energy Efficiency **A**  
 Heating **Yes**  
 Air Conditioning **All rooms, Yes**

#### Plot / Area Info

Plot area **270**  
 Parking **Covered, Yes**

#### Additional info

Reference Number **48612**  
 Property type **House**  
 Condition **Under Construction**  
 Bathrooms **2**

#### Amenities

#### Location

Region: **Nicosia**  
 Coordinates: **35.095039023309 / 33.392077056586**

## Price: €375 000 + VAT

VAT for this property is **€26,250** or **€71,250**. 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>€2 143.00/m<sup>2</sup></b>		

## Representative: NCH Real Estate

Registration number	<b>1146</b>	Email	<b>info@nchrealestate.com</b>
License number	<b>571/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35722424203, +35777770532</b>			

## Price change history

€385 000 on Sep 21, 2023

€375 000 on Feb 14, 2024



