

## 4 Bedroom House for Sale in Nicosia District

- 4 bedrooms
- 5 W/C
- Internal Area 430m2
- Basement 200m2
- Covered Verandas 57m2
- Plot 558m2
- Covered Parking
- Storage
- Wine Cellar



### Property Info

Covered Area **430**

### Plot / Area Info

Plot area **558**  
 Parking **Covered, Yes**

### Additional info

Reference Number **9784**  
 Property type **House**  
 Condition **Pre-Owned**

### Amenities

- Guest WC

### Location

Region: **Nicosia**  
 Coordinates: **35.13491055917 / 33.30414610165**

## Price: €780 000 + VAT

VAT for this property is **€110,107** or **€148,200**. 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>~€27 800.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 814.00/m<sup>2</sup></b>		

## Representative: Kadis Estates

Registration number	<b>506</b>	Email	<b>info@kadis.com.cy</b>
License number	<b>62/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35722344842</b>			

## Price change history

€780 000 on Jan 22, 2025

