

3 Bedroom Apartment for Sale in Nicosia - Lykavitos

Located in the highly desirable area of Lykavitos, just off the main avenue leading into central Nicosia, this residential project combines the benefits of luxury living, high-end design and premium position.

The project is comprised of 6 luxury three-bedroom apartments and 2 penthouses with their own private roof gardens as well as hot tubs. Key Features

Gated residence
CCTV in all common areas
Covered parking
Italian kitchen & wardrobes
Italian tiles & sanitary ware
Fully automated systems
Underfloor heating
Fully Equipped Air Conditioning
Energy Efficiency A

AVAILABILITY
Penthouse 4th floor

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Property Info	Plot / Area Info	Additional info	
		Reference Number	56108
Covered Area 139		Property type	Apartment
Heating Yes		Condition	Under Construction
Air Conditioning Yes		Construction Year	2025
		Bathrooms	2

Amenities Location

Roof Garden
 Location: Nicosia - Lykavitos Region: Nicosia



Price: €550 000 + VAT

VAT for this property is €27,500 or €104,500. 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 No	one Common expenses None
		Price per SQM €3	Common expenses None 8 957.00/m ²

Representative: 1st Class Homes

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

€550 000 on Jan 27, 2025



















