

## 4 Bedroom House for Sale in Lakatamia, Nicosia District

Reference ID: #SA35939 Price details: €330,000 The property is a two-storey house in Agia Paraskevi, Lakatamia. It is located along Leonarissou street, 370m from Agios Stylianos Primary School and 500m from Tseriou Avenue. The house has a covered area 206sqm, covered verandas of 19sqm and uncovered verandas of 21sqm. The ground floor consists of a kitchen with a fireplace, sitting room with a fireplace, dining room, living room and a guest toilet. The first floor consists of 4 bedrooms and a main bathroom. The master bedroom includes an en-suite bathroom and wardrobe, in addition to a covered veranda which has been converted to a room. There is also an attic on the top of the house with an ...



### Property Info

Covered Area **225**  
 Total Number of Floors **2**

### Plot / Area Info

Plot area **253**

### Additional info

Reference Number **SA35939**  
 Property type **House**  
 Condition **Pre-Owned**  
 Bathrooms **2**

### Amenities

### Location

**Location:** Lakatamia  
 Coordinates: **35.115608342891 / 33.327158889639**

Region: **Nicosia**

## Price: €330 000 + VAT

VAT for this property is **€31,900** 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 | <b>Excluded</b> | Title transfer fee | <b>~€9 800.00</b>              | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€1 467.00/m<sup>2</sup></b> |                 |             |

## Representative: Smart Assets

|                     |              |            |                                |
|---------------------|--------------|------------|--------------------------------|
| Registration number | <b>1109</b>  | Email      | <b>info@smartassets.com.cy</b> |
| License number      | <b>317/E</b> | Legal name | <b>N/A</b>                     |
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## Price change history

€330 000 on Jan 31, 2025





