

## 3 Bedroom House for Sale in Nicosia District

- 3 Bedrooms
- 3 WC
- Internal Area 155m<sup>2</sup>
- Plot Area 264m<sup>2</sup>
- En Suite Bathroom
- Guest WC
- Swimming Pool
- Covered Parking
- Storage
- Energy Efficiency "A"



### Property Info

Covered Area **150**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Plot area **264**  
 Pool **Yes**  
 Parking **Covered, Yes**

### Additional info

Reference Number **10086**  
 Property type **House**  
 Condition **Brand New**  
 Bathrooms **3**

### Amenities

- Guest WC

### Location

Region: **Nicosia**  
 Coordinates: **35.115402 / 33.31243**

## Price: €307 000 + VAT

VAT for this property is **€15,350** or **€58,330**. 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>€2 047.00/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

€314 000 on Feb 5, 2025  
 €307 000 on Apr 18, 2025





