

## 3 Bedroom Apartment for Sale in Engomi, Nicosia District

• Modern residential apartment in a very desired area between Agioi Omologites and Egkomi, with all amenities just steps away.



- •3 bedrooms
- •3 W/C
- •Internal Area 149m2
- Covered Verandas 50m2
- Yard/Uncovered Area 231m2
- 2xParking
- •Storage 10m2
- Separated Kitchen
- Laundry room
- Under-floor central heating
- •The property can be an amazing home to a family, but can also serve the buyer as a premium investment, considering the fact that market for such a property can over €2,500/month

Property Info		Plot / Area Info		Additional info	
				Reference Number 10097	
Covered Area	149			Property type	<b>Apartment</b>
Heating	<b>Underfloor Heating, Yes</b>	Parking	Covered, Yes	Condition	<b>Pre-Owned</b>
Air Conditioning	All rooms, Yes			Bathrooms	2
				View	City view

<b>Amenities</b>	Location

• Guest WC Location: Engomi Region: Nicosia

Coordinates: **35.166569** / **33.347588** 



**Price: €515 000 + VAT** 

VAT for this property is €25,750 or €97,850. 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	~ <b>€17 200.00</b>	Common ovnoncos	
		Price per SQM	€3 456.00/m²	Common expenses	None

## **Representative: Kadis Estates**

Registration number	506	Email	info@kadis.com.cy
License number	62/E	Legal name	N/A

Phone: **+35722344842** 

## **Price change history**

€515 000 on Feb 5, 2025





















