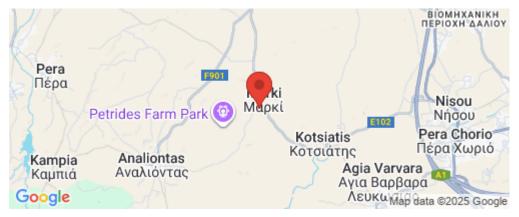
### **3 Bedroom House for Sale in Nicosia District**

Detached stone built house for sale in Margi village, Nicosia. Margi is a small village that has some amenities as supermarket, school etc. Margi is situated on the outskirts of Nicosia, 6mins drive from the Pera Choriou/Nisou exit. It is built on a hill, overlooking the village which comprises of a few houses and plots of land distance of 20 kilometers south of Nicosia



The internal covered area is 220 sq.m. with a plot size of 330sqm. On the ground floor of the property will consist of a living and dining room, a separate kitchen with a sitting area, and a guest toilet.

The first floor will consist of three bedrooms of which the master bedroom will be en-suite and a common b...

Property Info		Plot / Area Info	)	Additional info		
Covered Area	220	Diat area	220	Reference Number	50324	
Covered Area	220	Plot area	330	Property type	House	
Air Conditioning	All rooms, Yes	Parking	Uncovered, Yes	Condition	<b>Pre-Owned</b>	
				Bathrooms	2	
Amenities	Loca	tion				
• Guest WC	Region: Nicosia					
	Coordinates: 35.023605 / 33.327015					



#### Price: €530 000 + VAT

VAT for this property is €50,109 or €100,700. 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	Excluded	Title transfer fee ~	<b>~€17 800.00</b>	Common expenses	None
		Price per SQM	2 409.00/m²	common expenses	

#### **Representative: Kalogirou Real Estate**

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License number	569/E	Legal name	N/A

Phone: +35724003723

#### **Price change history**

€530 000 on Feb 7, 2025









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