

1 Bedroom Apartment for Sale in Nicosia - Agios Ioannis, Limassol District

This luxurious boutique residential building offers great access to the city center, with key amenities such as supermarket, retail stores, and cafes just a short drive away. It is also conveniently located near prominent educational institutions, entertainment venues, and shopping centers.

This beautifully designed project provides its owners with a sense of exclusivity and security, featuring 30 apartments, including both one-bedroom and two-bedroom luxury apartments.

| Property Info     |    | Plot / Area Info                                      |     | Additional info   |                    |  |
|-------------------|----|---|-----|-------------------|--------------------|--|
| Covered Area      | 66 | Parking   | Yes | Reference Number  | 234794             |  |
| Covered Veranda   | 15 |   |     | Property type     | Apartment          |  |
| Floor Number      | 3  |   |     | Condition         | Under Construction |  |
| Energy Efficiency | A  |   |     | Construction Year | 2027               |  |
|                   |    |   |     | Bathrooms         | 1                  |  |
| Amenities         |    | Location  |     |                   |                    |  |
| • Elevator        |    | Location: Nicosia - Agios Ioannis    Region: Limassol |     |                   |                    |  |

## Price: €190 000 + VAT

VAT for this property is **€9,500** or **€36,100**. 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>€2 879.00/m²</b> |                 |             |

## Representative: MySpace

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                      | <b>229/E</b> | Email      | <b>myspace.cyprus@gmail.com</b>                  |
| License number                           | <b>1047</b>  | Legal name | <b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b> |
| Phone: <b>+35795129336, +35799409010</b> |              |            |  |

## Price change history

€190 000 on Feb 9, 2025

