

## 4 Bedroom House for Sale in Nicosia District

- 4 bedrooms
- 3 W/C
- Internal Area 164m<sup>2</sup>
- Covered Verandas 26m<sup>2</sup>
- Uncovered Veranda 24m<sup>2</sup>
- Plot 262m<sup>2</sup>
- Photovoltaic Panels
- Energy Efficiency "A"



### Property Info

Covered Area **164**  
 Heating **Central Heating, Yes**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Plot area **262**

### Additional info

Reference Number **10441**  
 Property type **House**  
 Condition **Brand New**  
 Bathrooms **3**

### Amenities

- Garden

### Location

Region: **Nicosia**  
 Coordinates: **35.117619597051 / 33.308917507037**

## Price: €360 000 + VAT

VAT for this property is **€22,302** or **€68,400**. 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>€2 195.00/m²</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: +35722344842			

## Price change history

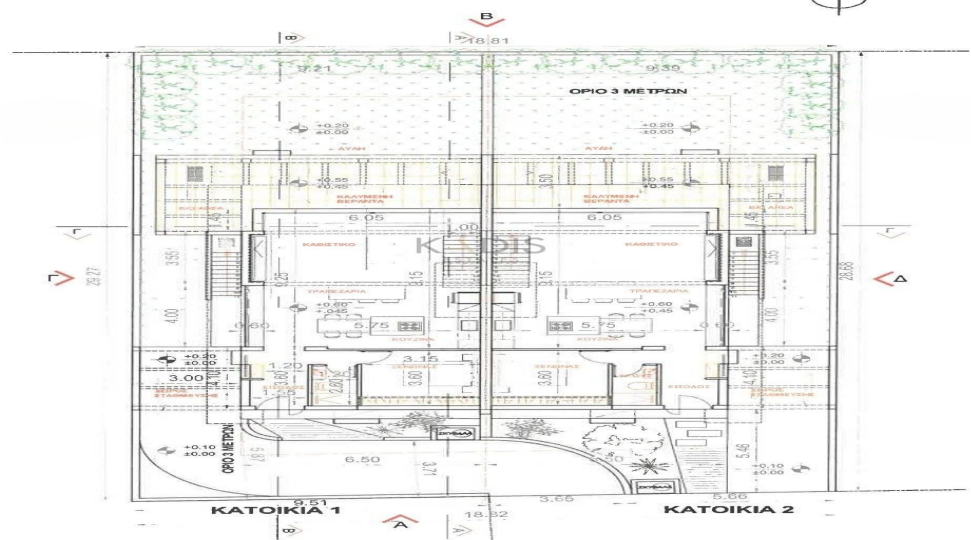
€300 000 on Feb 19, 2025  
 €360 000 on Sep 13, 2025







ΧΩΡΟΤΑΞΙΚΟ ΣΧΕΔΙΟ  
ΚΑΤΩΦΗ ΙΣΟΓΕΙΟΥ  
ΚΛΙΜΑΚΑ 1:200



ΚΑΤΩΦΗ ΟΡΟΦΟΥ  
ΚΛΙΜΑΚΑ 1:200

