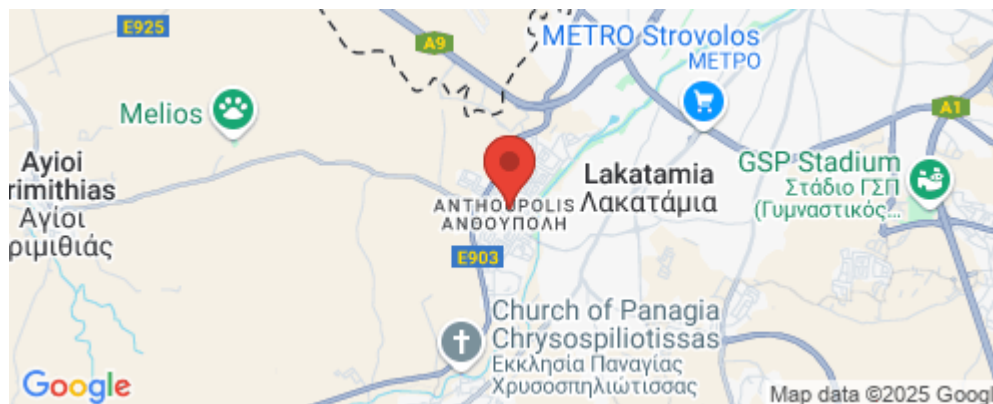


## 3 Bedroom House for Sale in Lakatamia, Nicosia District

For sale, this charming Townhouse, located in a quiet area of Lakatamia.



This resale property has 136m2 internal area and features a living/dining room area with a fireplace, a separate kitchen, three bedrooms, two well-appointed bathrooms, and a guest toilet.

Built in 2009, the house combines modern design with a cozy atmosphere. Large windows fill the living areas with natural light, creating a warm and inviting environment. The layout is practical and makes excellent use of the internal space, ensuring comfort and convenience.

The house has installed a Photovoltaic system of 4KW

Lakatamia is known for its vibrant community and offers a variety of amenities....

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>136</b>	Plot area	<b>154</b>	Reference Number	<b>53506</b>
Air Conditioning	<b>All rooms, Yes</b>	Parking	<b>Covered, Yes</b>	Property type	<b>House</b>
				Condition	<b>Pre-Owned</b>
				Bathrooms	<b>2</b>
Amenities		Location			



• Guest WC

**Location:** Lakatamia

Region: **Nicosia**

Coordinates: **35.114469651544 / 33.290537548419**

[www.index.cy](http://www.index.cy) - All Cyprus Real Estate

## Price: €249 000 + VAT

VAT for this property is **€12,450** or **€47,310**. 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>~€6 560.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 831.00/m²</b>		

## Representative: MPA Property

Registration number	<b>665</b>	Email	<b>sales@mpaproperty.com</b>
License number	<b>417/E</b>	Legal name	<b>MPA Property Promoters &amp; Consultants Ltd</b>
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## Price change history

€249 000 on Feb 21, 2025

















