

## 2 Bedroom Apartment for Sale in Latsia, Nicosia District

This 2-bedroom apartment in Latsia offers spacious interiors with a practical and smart layout, featuring large verandas for enhanced outdoor living. It is an independent apartment with no shared walls, ensuring privacy, and includes a storage room for added functionality. The apartment holds a Class A+ Energy Certificate for efficiency and sustainability.

Sustainability & Smart Living features include photovoltaic systems for energy savings, certified thermal facade systems for enhanced insulation, high-quality thermal insulation materials for temperature control, and provisions for electric car charging.

Located on a quiet dead-end street near Archiepiskopou Makariou S...

Property Info		Plot / Area Info		Additional info		
Covered Area	103	Parking	Yes	Reference Number	235277	
Covered Veranda	20			Property type	Apartment	
Floor Number	1			Bathrooms	2	
Total Number of Floors	3					
Amenities		Location				
• Elevator		Location: Latsia    Region: Nicosia				

## Price: €195 000 + VAT

VAT for this property is **€9,750** or **€37,050**. 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>~€4 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 893.00/m²</b>		

## Representative: MySpace

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## Price change history

€195 000 on Feb 21, 2025





