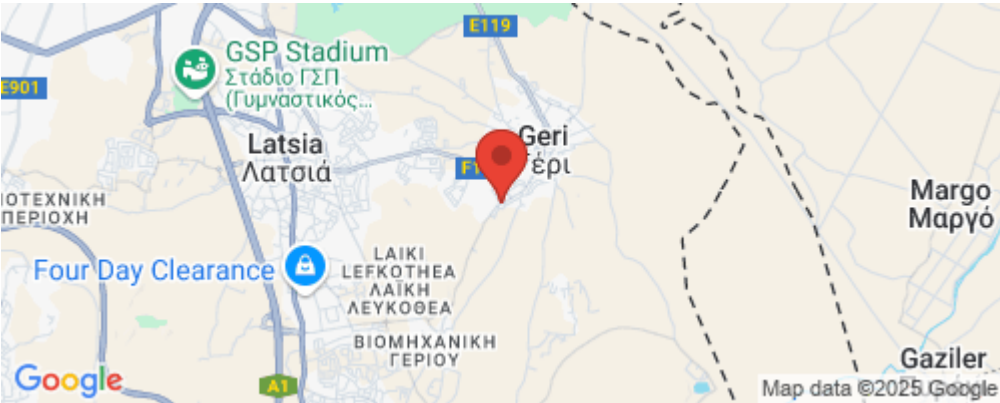


2 Bedroom Apartment for Sale in Geri, Nicosia District

Two bedroom top floor apartment for sale in a quite area in Geri, Nicosia



The apartment is located on the third floor of a three-storey building and it has 80m2 of internal areas plus 23m2 of covered veranda and 1 of uncovered veranda. It offers provisions for A/C split units, electrical heating, and for photovoltaic panels. The apartment will also have a covered parking and a storage room.

The building will be located, close to many amenities such as supermarkets, parks, school, etc.

Price: 184,000 + VAT  
REFERENCE NUMBER: 54899

| Property Info     |                | Plot / Area Info |              | Additional info  |                    |  |
|-------------------|----------------|------------------|--------------|------------------|--------------------|--|
| Covered Area      | 80             | Parking          | Covered, Yes | Reference Number | 54899              |  |
| Energy Efficiency | A              |                  |              | Property type    | Apartment          |  |
| Air Conditioning  | All rooms, Yes |                  |              | Condition        | Under Construction |  |
|                   |                |                  |              | Bathrooms        | 2                  |  |
| Amenities         |                | Location         |              |                  |                    |  |



- Storage room

**Location:** Geri

Region: **Nicosia**

Coordinates: **35.099895923305 / 33.415109588977**

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

**Price: €184 000 + VAT**

VAT for this property is **€9,200** or **€34,960**. 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>€2 300.00/m<sup>2</sup></b> |                 |             |

**Representative: NCH Real Estate**

|  |              |            |                               |
|--|--------------|------------|-------------------------------|
| Registration number                      | <b>1146</b>  | Email      | <b>info@nchrealestate.com</b> |
| License number                           | <b>571/E</b> | Legal name | <b>N/A</b>                    |
| Phone: <b>+35722424203, +35777770532</b> |              |            |                               |

**Price change history**

€184 000 on Feb 28, 2025

