

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

Modern 2-bedroom apartment for sale in Kallithea, 10 minutes from UCY, 15 minutes from Nicosia city center, 20 minutes from Larnaca and 35 minutes from Limassol. This spacious apartment offers a comfortable living space. Featuring a bright open-plan layout, a covered veranda, roof garden and quality finishes. Great opportunity for a stylish and convenient home!

### Property Info

Covered Area	<b>79</b>
Covered Veranda	<b>11</b>
Floor Number	<b>2</b>
Total Number of Floors	<b>2</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>52492</b>
Property type	<b>Apartment</b>
Construction Year	<b>2026</b>
Bathrooms	<b>2</b>

### Amenities

- Roof Garden

### Location

**Location:** Dali Region: **Nicosia**

## Price: €230 000 + VAT

VAT for this property is **€11,500** or **€43,700**. 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>~€5 800.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 911.00/m²</b>		

## Representative: G&P Lazarou Estate Agents

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## Price change history

€230 000 on Mar 16, 2025



















