

## 3 Bedroom House for Sale in Kato Deftera, Nicosia District

Under construction modern three bedroom house for sale in Deftera, Nicosia-Cyprus



This amazing house will be built on 315m<sup>2</sup> plot with 147m<sup>2</sup> of internal areas. It will consist of three bedrooms, the master bedroom will have walk-in closet and en-suite bathroom, guest WC, and it will offer provision for A/C, for heating and for photovoltaic panels, as well as alarm system and CCTV installed, and covered parking.

Located in Deftera, it will be located in an excellent location that has easy access to highway.

Price: €268,000 + V.A.T.

REFERENCE NUMBER: 55080

### Property Info

Covered Area	<b>147</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>315</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>55080</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>2</b>

### Amenities

### Location



**Location:** Kato Deftera

Region: **Nicosia**

**Coordinates:** 35.080355884036 / 33.290166446397

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

**Price: €268 000 + VAT**

VAT for this property is **€13,400** or **€50,920**. 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>€1 823.00/m<sup>2</sup></b>		

**Representative: NCH Real Estate**

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**Price change history**

€268 000 on Mar 29, 2025











