

## 2 Bedroom Apartment for Sale in Nicosia - Agios Andreas

- 2 Bedrooms
- 2 WC
- Internal Area 92m<sup>2</sup>
- Covered Veranda 21m<sup>2</sup>
- En Suite Bathroom
- Guest WC
- Covered Parking
- Energy Efficiency "A"



### Property Info

Covered Area **92**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **11259**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **2**

### Amenities

- Guest WC

### Location

**Location:** Nicosia - Agios Andreas Region: **Nicosia**  
 Coordinates: **35.17511498421 / 33.336055328229**

## Price: €298 000 + VAT

VAT for this property is **€14,900** or **€56,620**. 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>€3 239.00/m<sup>2</sup></b>		

## Representative: Kadis Estates

Registration number	<b>506</b>	Email	<b>info@kadis.com.cy</b>
License number	<b>62/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35722344842</b>			

## Price change history

€290 000 on Apr 10, 2025  
 €298 000 on Mar 27, 2026

