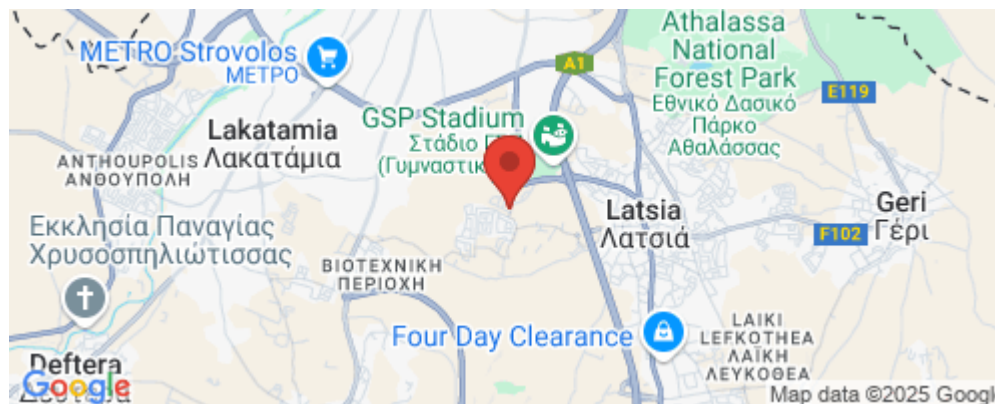


## 4 Bedroom House for Sale in GSP Area, Nicosia District

Under construction modern four bedroom house for sale in a great location in GSP area in Nicosia



This amazing house will be built on 311m<sup>2</sup> plot with 160m<sup>2</sup> of internal area plus covered veranda. It will consist of three bedrooms (the master bedroom with en-suite bathroom and walk-in closet), and there is also one more bedroom on the ground floor, guest WC and a main bathroom, 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.

This excellent location has easy access to highway and is close to private schools.

Price: €388,000 + V.A.T.

REFERENCE NUMBER: 55224

Property Info		Plot / Area Info		Additional info	
Covered Area	160	Plot area	311	Reference Number	55224
Energy Efficiency	A	Parking	Covered, Yes	Property type	House
Air Conditioning	All rooms, Yes			Condition	Under Construction
				Bathrooms	2
Amenities	Location				



**Location:** GSP Area

Region: **Nicosia**

Coordinates: **35.108428835634 / 33.355296990262**

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

## Price: €388 000 + VAT

VAT for this property is **€22,795** or **€73,720**. 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>€2 425.00/m²</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

€388 000 on Apr 15, 2025









