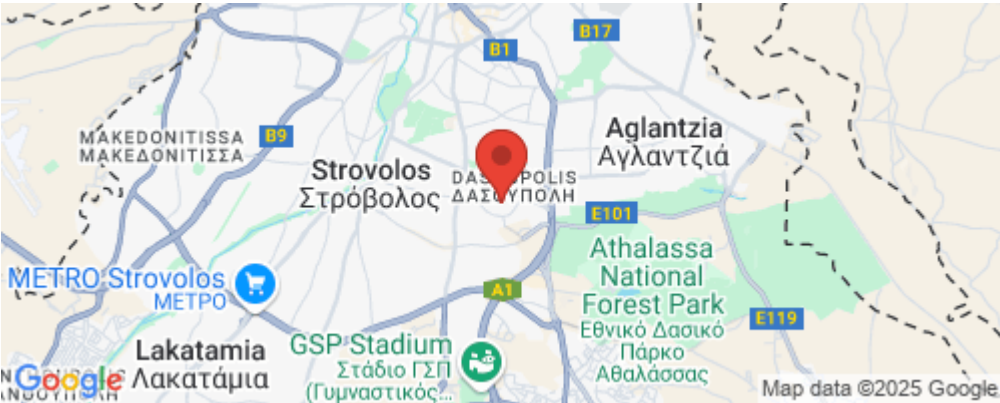


2 Bedroom Apartment for Sale in Strovolos - Acropolis, Nicosia District

Brand New Two Bedroom Apartment for Sale in Strovolos, Nicosia



The apartment is located on the second floor of a 3-storey building and it has 82m2 plus 15m2 covered verandas. It consists of two bedrooms (the main bedroom has en-suite bathroom), a main bathroom, an open plan kitchen, living room and it comes with A/C split units, private storage room and covered parking.

It is noted that the apartment has been rented at a monthly rate of €1,200

Located in a nice area close to all amenities, schools, supermarkets and Hospitals.

Monthly rent: €270.000 NO VAT  
Reference Number: 55234

| Property Info     |                | Plot / Area Info |              | Additional info   |           |
|-------------------|----------------|------------------|--------------|-------------------|-----------|
|                   |                |                  |              | Reference Number  | 55234     |
| Covered Area      | 82             | Parking          | Covered, Yes | Property type     | Apartment |
| Energy Efficiency | In Progress    |                  |              | Condition         | Pre-Owned |
| Air Conditioning  | All rooms, Yes |                  |              | Construction Year | 2023      |
|                   |                |                  |              | Bathrooms         | 2         |

- Storage room

**Location**

**Location:** Strovolos - Acropolis

Region: **Nicosia**

Coordinates: **35.14105573526 / 33.366137809249**

## Price: €270 000 + VAT

VAT for this property is **€13,500** or **€51,300**. 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>~€7 400.00</b>   | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€3 293.00/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

€270 000 on Apr 15, 2025





