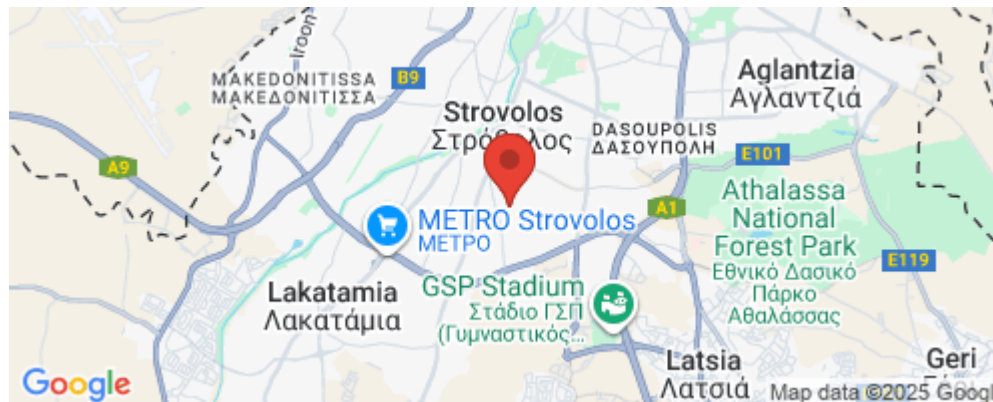


## 2 Bedroom Apartment for Sale in Strovolos, Nicosia District

- 2 bedrooms
- 2 W/C
- Internal Area 83.40m<sup>2</sup>
- Covered Verandas 22.75m<sup>2</sup>
- Covered Parking
- Storage
- Energy Efficiency "A"



### Property Info

### Plot / Area Info

### Additional info

Reference Number  
Property type  
Condition  
Bathrooms

**11539**  
**Apartment**  
**Brand New**  
**2**

Covered Area

**83**

Parking

**Covered, Yes**

### Amenities

### Location

- Elevator

**Location:** Strovolos

Region: **Nicosia**

Coordinates: **35.132391477822 / 33.345002294534**

## Price: €195 000 + VAT

VAT for this property is **€9,750** or **€37,050**. 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>€2 349.00/m²</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: +35722344842			

## Price change history

€195 000 on Apr 23, 2025





[illegible]

Architectural floor plan of a three-story building. The plan shows three floors with various rooms including bedrooms (ΤΠΝΟΔΟΜΑΤΙΟ), bathrooms (WC), kitchen (ΚΟΤΙΝΑ), living areas (ΣΑΛΟΝΙ), and a central common area (ΚΟΙΝΟΧΩΡΙΟ) with a lift. Dimensions for rooms and overall floor areas are provided. The top floor has a living area of 22.75 m², the middle floor has a living area of 22.75 m², and the bottom floor has a living area of 22.75 m². The central common area is 15.42 m². The total area for the three floors is 69.21 m².

[illegible]