

3 Bedroom House for Sale in Kalithea, Nicosia District

For Sale Modern Homes in Kallithea, Nicosia.

Independent modern house in a prime area of Kallithea, Nicosia. The house is designed for comfortable family living, with modern architecture, large windows for natural light, and functional open-plan spaces.

The ground floor includes a living room, dining area, kitchen, storage room, and guest toilet. Upstairs, there are bedrooms, a family bathroom, and a master bedroom with an en-suite shower and a walk-in wardrobe.

It offers a private yard and parking space for two cars. Located in a quiet, newly developed area with parks and green spaces nearby, is ideal for a family looking for a peaceful and modern home.

Property Info		Plot / Area Info		Additional info	
Covered Area	194	Plot area	353	Reference Number	53194
Covered Veranda	20	Parking	Uncovered, Yes	Property type	House
				Construction Year	2025
				Bathrooms	3
Amenities		Location			
• Parking		Location: Kalithea Region: Nicosia			

Price: €310 000 + VAT

VAT for this property is **€25,343** or **€58,900**. 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	Excluded	Title transfer fee	~€9 000.00	Common expenses	None
		Price per SQM	€1 598.00/m²		

Representative: G&P Lazarou Estate Agents

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Price change history

€310 000 on Apr 30, 2025







