

## 3 Bedroom House for Sale in Pano Deftera, Nicosia District

- 3 bedrooms
- 3 W/C
- Internal Area 151m<sup>2</sup>
- Covered Verandas 29m<sup>2</sup>
- Uncovered Verandas 42.5m<sup>2</sup>
- Plot 277m<sup>2</sup>
- Garden 80m<sup>2</sup>
- Photovoltaic Panels
- Energy Efficiency "A"



### Property Info

### Plot / Area Info

### Additional info

Covered Area

**151**

Plot area  
Parking

**277**

**Covered, Yes**

Reference Number

**11714**

Property type

**House**

Condition

**Brand New**

Bathrooms

**3**

### Amenities

### Location

- Guest WC

**Location:** Pano Deftera

Region: **Nicosia**

Coordinates: **35.076544882071 / 33.269650512116**

**Price: €330 000 + VAT**

VAT for this property is **€16,806** or **€62,700**. 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>€2 185.00/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: +35722344842 |             |            |                          |

**Price change history**

€307 000 on May 6, 2025  
€330 000 on Dec 18, 2025





