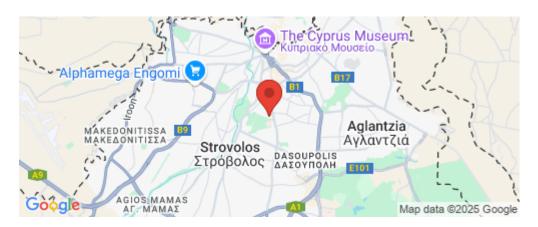


## 3 Bedroom Apartment for Sale in Strovolos, Nicosia District

A new boutique development between the buzz of the city and the serenity of a safe neighbourhood.



This is urban living in the heart of it all, surrounded by an oasis of green and fresh air. Breathe life in a setting of quality, convenience and wellbeing.

- Architectural design by Michael Cosmas.
- Situated in Acropolis, one of Nicosia's most sought-after areas.
- 12 spacious, well-designed two and three-bedroom apartments.
- Adjacent to parks, trails, cafés, playgrounds and sports facilities.
- Walking distance to schools, amenities and services.
- Just moments away from the city centre and the highway.

..

Property Info Plot / Area Info Additional info

3

**Apartment** 

Reference Number **4491** 

Property type

Bathrooms

INDEX

Covered Area 170
Covered Veranda 43

Uncovered Veranda 35

Floor Number 3

Total Number of Floors 4

Energy Efficiency A

Heating Underfloor Heating, Yes

**Amenities Location** 

**Location:** Strovolos Region: **Nicosia** 

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Coordinates: **35.154091327945** / **33.357281689581** 



Price: €495 000 + VAT

VAT for this property is €32,903 or €94,050. 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 Excluded

Title transfer fee ~€16 400.00

Price per SQM €2 912.00/m²

Common expenses None

## **Representative: RealDeal Estates**

Registration number 1311 Email info@realdeal.cy

License number

347/E

Legal name

Esperia Estates (Limassol-Paphos) Limited

Phone: +35725255505, +35794001333

## **Price change history**

€495 000 on May 7, 2025







