

## 330m<sup>2</sup> House for Sale in Aglantzia, Nicosia District

Six-bedroom detached house, located in a nice up-hill area in Aglantzia. This property is constructed within a large plot of 600m2 and extends to about 330m2 covered areas plus 180m2 basement,



On the ground-floor the property comprises reception area, living/dining area with bar, sitting area, office room, 2 kitchen with everyday dining area and one guest toilet with shower. The first floor consisting of four bedrooms with walk-in wardrobes and the master with en-suite facilities. It also has a main bathroom, one kitchenette and a laundry room. Additionally, there is a maid's quarter with en-suite facilities and one kitchen at the basement.

Additional features include ...

Property Info		Plot / Area Info		Additional info	
	330 All rooms, Yes		600 Covered, Yes	Reference Number	8075
Covered Area Air Conditioning		Plot area Parking		Property type	House
				Condition	<b>Pre-Owned</b>
				Bathrooms	2
				View	City view

Amenities Location

• Guest WC

Location: Aglantzia

Region: Nicosia

Coordinates: **35.163595209683** / **33.391163299722** 



**Price: €790 000 + VAT** 

VAT for this property is €99,827 or €150,100. 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 ~€28 200.00

Price per SQM €2 394.00/m²

Common expenses None

## **Representative: Kadis Estates**

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## **Price change history**

€790 000 on May 10, 2025

















