

2 Bedroom Apartment for Sale in Nicosia District

Set in one of the capitol's most prestigious areas in Nicosia, Strovolos near shops, schools, public parks and universities and numerous other local amenities, making this a very convenient choice.

This building has tasteful modern design with many luxury features comprising of 1 & 2 bedroom apartments, and a 3-bedroom penthouse apartment with massive veranda complete with its' own private jacuzzi. All finishes are of high quality.

Underfloor heating with water pipes is installed in all internal, private and communal spaces.

The project also has electric gate access to the parking areas for maximum security.

| Property Info | | Plot / Area Info | | Additional info | |
|------------------------|--------------------------------|---|---------------------|------------------------|---------------------------|
| Covered Area | 108 | | | | |
| Covered Veranda | 19 | | | Reference Number | 4966 |
| Floor Number | 4 | | | Property type | Apartment |
| Total Number of Floors | 5 | Parking | Covered, Yes | Condition | Under Construction |
| Energy Efficiency | A | | | Bathrooms | 2 |
| Heating | Underfloor Heating, Yes | | | | |
| Amenities | | Location | | | |
| • Parking | | Region: Nicosia Coordinates: 35.154328170688 / 33.372913564692 | | | |

Price: €325 000 + VAT

VAT for this property is **€16,250** or **€61,750**. 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 Price per SQM | None €3 009.00/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

€325 000 on May 21, 2025



