

## 2 Bedroom Apartment for Sale in Nicosia District

Located in the vibrant heart of Nicosia, this refined two-bedroom residence is part of the city's most iconic new development — a multifunctional destination that seamlessly integrates luxury living, a five-star Autograph Collection hotel by Marriott, business spaces, and boutique retail. Designed with a focus on comfort and elegance, it brings together the very best of city life in one remarkable address.

The apartment offers a spacious open-plan layout with premium specifications throughout. From natural stone in the living areas to engineered wood in the bedrooms, every surface reflects quality and sophistication. High-spec kitchens and bathrooms, floor-to-ceiling windows, VR...



### Property Info

### Plot / Area Info

### Additional info

Covered Area

**133**

Reference Number

**p69800**

Property type

**Apartment**

Bathrooms

**2**

### Amenities

### Location

Region: **Nicosia**

Coordinates: **35.1515 / 33.3744**

## Price: €802 200 + VAT

VAT for this property is **€40,110** or **€152,418**. 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>~€28 688.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6 032.00/m²</b>		

## Representative: Cyprus Sotheby's International Realty

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## Price change history

€802 200 on May 28, 2025

















