

## 1 Bedroom Apartment for Sale in Nicosia District

- 1 bedroom
- 1 W/C
- Internal Area 52m<sup>2</sup>
- Covered Verandas 12m<sup>2</sup>
- Energy Efficiency "A"
- Photovoltaic Panels
- Air conditioner supply & installation for each room
- Electric rolling shutters at the bedrooms
- Provision for underfloor heating for each apartment with Heat Pump



### Property Info

### Plot / Area Info

### Additional info

Covered Area  
Heating  
Air Conditioning

**52**  
**Central Heating, Yes**  
**All rooms, Yes**

Parking

**Covered, Yes**

Reference Number  
Property type  
Condition  
Bathrooms

**12196**  
**Apartment**  
**Brand New**  
**1**

### Amenities

### Location

- Storage room

Region: **Nicosia**  
Coordinates: **35.154977320053 / 33.360301869775**

**Price: €195 000 + VAT**

VAT for this property is **€9,750** or **€37,050**. 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	<b>Excluded</b>	Title transfer fee	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 750.00/m<sup>2</sup></b>		

**Representative: Kadis Estates**

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**Price change history**

€195 000 on May 30, 2025







