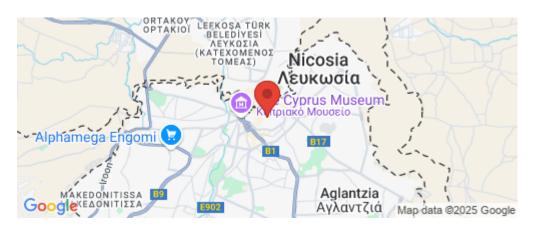


## 1 Bedroom Apartment for Sale in Nicosia District

## ORELIA A201 - Modern 1-Bedroom Apartment in Central Nicosia



Discover Orelia Apartments, a contemporary residential complex perfectly situated near the University Campus in Nicosia. This modern 1-bedroom, 1-bathroom apartment offers 45m<sup>2</sup> of thoughtfully designed living space tailored for both students and permanent residents who value ergonomic layouts combined with innovative technologies and high-quality materials.

Orelia Apartments spans just two floors and comprises nine exclusive units, ensuring a tranquil and private atmosphere. This unit includes one convenient parking space and promises easy access to the city centre and nearby motorways, making daily commuti...

<b>Property Info</b>	Plot / Area Info	Additional info	
		Reference Number	24233
		Property type	Apartment
Covered Area 45		Condition	<b>Under Construction</b>
		Construction Year	2026
		Bathrooms	1

Amenities Location



Region: **Nicosia** 

Coordinates: **35.17198** / **33.36489** 



**Price: €141 000 + VAT** 

VAT for this property is €7,050 or €26,790. 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	None	Common expenses	None
Title deed	Has Title	Price per SOM	€3 133.00/m <sup>2</sup>		

## **Price change history**

€141 000 on May 30, 2025



























