

## 1 Bedroom Apartment for Sale in Nicosia District

## **Orelia Apartments - Unit A103**

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Discover the perfect blend of modern living and prime location with **Orelia A103**, a stylish 1-bedroom, 1-bathroom apartment ideally suited for both students and permanent residents. Centrally located near the University Campus in Cyprus, Orelia Apartments comprise a boutique complex of nine one and two bedroom residences spread over two floors.

This unit features innovative architectural design and ergonomic layouts maximizing space and comfort. Crafted with high-quality materials and contemporary finishes, Orelia A103 offers an inviting and practical living environment.

• Size: 40 m<sup>2</sup>

• Parking: 1 car g...

<b>Property Info</b>		Plot / Area Info		Additional info		
Covered Area	40			Reference Number	24230	
		Plot area Parking	0 Yes	Property type	Apartment	
				Condition	<b>Under Construction</b>	
				Construction Year	2026	
				Bathrooms	1	

**Amenities** Location

Region: Nicosia

Coordinates: 35.17198 / 33.36489



**Price: €135 000 + VAT** 

VAT for this property is €6,750 or €25,650. 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		Nama
Title deed	Has Title	Price per SOM	€3 375.00/m <sup>2</sup>	Common expenses	None

## **Price change history**

€135 000 on May 30, 2025















