

## 3 Bedroom House for Sale in Engomi, Nicosia District

The house is in a great location with easy access to all amenities and services. You can find it within walking distance from National Commercial Fair, etc.

The property was built in 1973 with quality materials and very good condition and built on 548 sq.m. plot area and the house consists of 230 sq.m. internal area.

Living room and Dining room

Separate kitchen

3 Bedrooms

Family bathroom

Guest WC

A/C Split Unit for Cooling & Heating

One Covered Parking Space and Storage room

Ideally for Professional Couples or Family

### Property Info

Covered Area	<b>230</b>
Heating	<b>Yes</b>
Air Conditioning	<b>Yes</b>

### Plot / Area Info

Plot area	<b>548</b>
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### Additional info

Reference Number	<b>58260</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>1990 and older</b>
Bathrooms	<b>1</b>

### Amenities

- Storage room

### Location

**Location:** Engomi Region: **Nicosia**

## Price: €400 000 + VAT

VAT for this property is **€39,478** or **€76,000**. 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>~€12 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 739.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
License number	<b>367/E</b>	Legal name	<b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b>
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## Price change history

€400 000 on Jun 7, 2025





