

2 Bedroom Apartment for Sale in Strovolos, Nicosia District

Reference ID: #SA31557Price details: €275,000 +VATIn one of the most beautiful districts of Nicosia, with quick access to the city centre and close to all amenities (supermarkets, banks, shops, etc.), this an ideal residential 3-storey building, consisting of 8 minimal aesthetic apartments of Energy Efficient rating A.The residents enjoy comfortable interiors, spacious bedrooms and large terraces for maximum functionality.Energy Certificate A ClassHighly energy-efficient sustainable aluminum systemsInstalled Air Conditioners (split units) in bedrooms and living roomSolar water heatersPhotovoltaic systems with net metering servicesThermal insulation to minimise energy lossItalian kitc...

| Property Info | | Plot / Area Info | | Additional info | |
|-------------------------|--|------------------|------------------------|-------------------|---------------------------|
| Covered Area 103 | | | | Reference Number | SA31557 |
| Floor Number 1 | | | | Property type | Apartment |
| | | | | Condition | Under Construction |
| | | | | Construction Year | 2024 |
| | | | | Bathrooms | 2 |
| Amenities | Location | | | | |
| | Location: Strovolos | | Region: Nicosia | | |
| | Coordinates: 35.134078990462 / 33.32859301783 | | | | |

Price: €275 000 + VAT

VAT for this property is **€13,750** or **€52,250**. 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.

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|-----|-----------------|--------------------|--------------------------------|-----------------|-------------|
| VAT | Excluded | Title transfer fee | None | Common expenses | None |
| | | Price per SQM | €2 670.00/m² | | |

Representative: Smart Assets

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|---------------------|--------------|------------|--------------------------------|
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Price change history

€275 000 on Jun 17, 2025

