

## 3 Bedroom House for Sale in Nicosia District

- 3 bedrooms
- 3 W/C
- Internal Area 130m2
- Covered Verandas 8m2
- Uncovered Verandas 99.5m2
- Covered Parking
- Storage
- Photovoltaic Panels
- Energy Efficiency "A"



### Property Info

Covered Area  
Air Conditioning

**130**  
**All rooms, Yes**

### Plot / Area Info

Parking

**Covered, Yes**

### Additional info

Reference Number  
Property type  
Condition  
Bathrooms

**12562**  
**House**  
**Brand New**  
**3**

### Amenities

- Guest WC

### Location

Region: **Nicosia**  
Coordinates: **35.129899850287 / 33.308310343753**

**Price: €305 000 + VAT**

VAT for this property is **€15,250** or **€57,950**. 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>€2 346.00/m<sup>2</sup></b>		

**Representative: Kadis Estates**

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**Price change history**

€305 000 on Jun 21, 2025













