

## 2 Bedroom Apartment for Sale in Nicosia District

## 2-Bedroom Apartment

Spacious and adaptable, this apartment is well-suited for small families, roommates, or those working from home. It features a large open-plan living and dining area that connects seamlessly to a generous veranda — ideal for hosting guests or enjoying quiet evenings outside.

The kitchen is located at the heart of the home and features quality cabinetry, durable countertops, and optional breakfast bar seating. Both bedrooms are generously sized, with the master offering direct access to the veranda or an en-suite bathroom in select layouts. A second bathroom ensures practicality for guests or children.

Covered parking, a private storage room, and t...

Property Info		Plot / Area Info		Additional info		
				Reference Number	237912	
Covered Area	91			Property type	<b>Apartment</b>	
Floor Number	1	Parking	Covered, Yes	Condition	<b>Under Construction</b>	
Total Number of Floors	2			Construction Year	2026	
				Bathrooms	1	

**Amenities** Location

• Parking Region: **Nicosia** 



**Price: €175 000 + VAT** 

VAT for this property is €8,750 or €33,250. 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.

VAT E	Evelveled	Title transfer fee	None	Common ovnencos	None
	Excluded	Price per SOM	€1 923.00/m <sup>2</sup>	Common expenses	None

## **Representative: MySpace**

Registration number	229/E	Email	myspace.cyprus@gmail.com
License number	1047	Legal name	MYSPACE Real Estate/ A.SP.Thinkrealty Itd

Phone: **+35795129336**, **+35799409010** 

## **Price change history**

€175 000 on Jul 11, 2025



