

## 3 Bedroom House for Sale in Nicosia District

- 3 bedrooms
- 3 W/C
- Internal Area 141m<sup>2</sup>
- Covered Verandas 10m<sup>2</sup>
- Uncovered Verandas 20m<sup>2</sup>
- Plot Area 181m<sup>2</sup>
- Covered Parking
- Photovoltaic Panels
- Energy Efficiency "A"



### Property Info

Covered Area **141**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Plot area **181**  
Parking **Covered, Yes**

### Additional info

Reference Number **12862**  
Property type **House**  
Condition **Brand New**  
Bathrooms **3**

### Amenities

- Guest WC

### Location

Region: **Nicosia**  
Coordinates: **35.107020788438 / 33.306669155233**

**Price: €263 000 + VAT**

VAT for this property is **€13,150** or **€49,970**. 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>€1 865.00/m<sup>2</sup></b>		

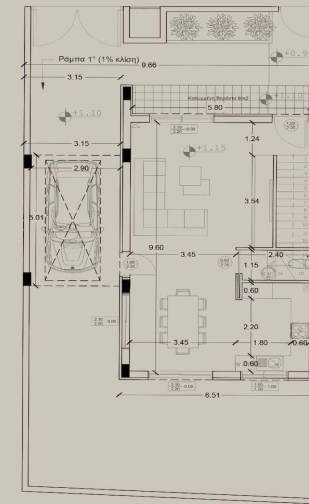
**Representative: Kadis Estates**

Registration number	<b>506</b>	Email	<b>info@kadis.com.cy</b>
License number	<b>62/E</b>	Legal name	<b>N/A</b>
Phone: +35722344842			

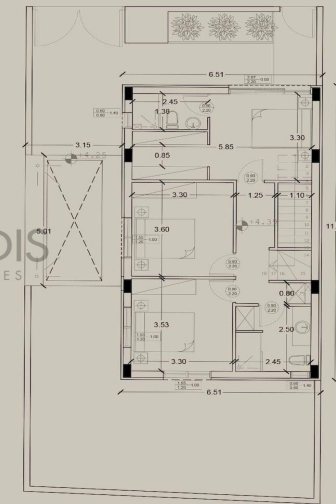
**Price change history**

€263 000 on Jul 15, 2025





ΚΑΤΟΨΗ ΙΣΟΓΕΙΟΥ



ΚΑΤΟΨΗ ΟΡΟΦΟΥ