

## 4 Bedroom House for Sale in Nicosia District

- 4 bedrooms
- 3 W/C
- Internal Area 170m<sup>2</sup>
- Covered Verandas 10m<sup>2</sup>
- Uncovered Verandas 20m<sup>2</sup>
- Plot Area 294m<sup>2</sup>
- Covered Parking
- Photovoltaic Panels
- Energy Efficiency "A"



### Property Info

Covered Area **170**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Plot area **294**  
Parking **Covered, Yes**

### Additional info

Reference Number **12866**  
Property type **House**  
Condition **Brand New**  
Bathrooms **3**

### Amenities

- Guest WC

### Location

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

**Price: €312 000 + VAT**

VAT for this property is **€20,739** or **€59,280**. 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>€1 835.00/m<sup>2</sup></b>		

**Representative: Kadis Estates**

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**Price change history**

€312 000 on Jul 15, 2025



