

4 Bedroom House for Sale in Nicosia District

Two-storey house with basement in a beautiful area in Sia. The property is ideally located close to many services and amenities such as schools, supermarkets, churches, etc.

On the ground floor it consists of a living room, dining room, kitchen, second living room with fireplace, dining room, guest toilet and office. On the first floor it consists of a kitchen, three bedrooms, of which the main one has a private toilet with bathroom and a shared toilet with shower.

The basement consists of a parking space, storage room, storage room, gym, room with toilet / shower and dressing room and an office space. The area of the house is 268 sq.m. plus a basement 197 sq.m.<...

Property Info		Plot / Area	Info	Additional info	
				Reference Number	58770
Covered Area	505			Property type	House
Heating	Yes	Plot area	3011	Condition	Pre-Owned
Air Conditioning	Yes			Construction Year	2001-2010
				Bathrooms	5+

Amenities Location

• Garden Region: **Nicosia**



Price: €400 000 + VAT

VAT for this property is €59,366 or €76,000. 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	Excluded	Title transfer fee	~ €12 600.00	Common ovnoncos	Nama
Title deed	Has Title	Price per SQM	€792.00/m ²	Common expenses	None

Representative: 1st Class Homes

Registration number	690	Email	info@1stclass-homes.com
License number	367/E	Legal	KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES
License number	307/E	name	SERVICES LTD

Phone: +35725310243, +35770000889

Price change history

€400 000 on Jul 18, 2025





