

## 2 Bedroom Apartment for Sale in Latsia, Nicosia District

- 2 Bedrooms
- 1 W/C
- Covered Area 73.15m<sup>2</sup>
- Covered Veranda 20.40m<sup>2</sup>
- Parking
- Storage
- Solar Photovoltaic Panel
- Energy Efficiency 'A'
- Laundry Room



| Property Info    |                       | Plot / Area Info                         |                     | Additional info  |                  |
|------------------|-----------------------|--|---------------------|------------------|------------------|
| Covered Area     | <b>73</b>             |  |                     | Reference Number | <b>12914</b>     |
| Air Conditioning | <b>All rooms, Yes</b> | Parking                                  | <b>Covered, Yes</b> | Property type    | <b>Apartment</b> |
|                  |                       |  |                     |                  | Condition        |
|                  |                       |  |                     |                  | Bathrooms        |
|                  |                       |  |                     |                  | <b>1</b>         |
| Amenities        |                       | Location                                 |                     |                  |                  |
| • Elevator       |                       | <b>Location:</b> Latsia                  |                     |                  |                  |
|                  |                       | Region: <b>Nicosia</b>                   |                     |                  |                  |
|                  |                       | Coordinates: <b>35.10506 / 33.378853</b> |                     |                  |                  |

## Price: €180 000 + VAT

VAT for this property is **€9,000** or **€34,200**. 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<br>Price per SQM | <b>None</b><br><b>€2 466.00/m<sup>2</sup></b> | Common expenses | <b>None</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: <b>+35722344842</b> |             |            |                          |

## Price change history

€180 000 on Jul 25, 2025





Flat A302



Flat A303



Flat A304

