

### 3 Bedroom House for Sale in Kato Deftera, Nicosia District

3 bedroom villa for sale in Deftera, Nicosia. Discover the luxury of exquisite homes featuring modern elegance, high-quality materials, state-of-the-art amenities, spacious interiors, lush gardens and spectacular views providing unparalleled comfort and opulence. 150 m2 internal area + 25 m2 covered area (veranda), without garage. A spacious plot of 283 m2. Energy efficiency of type A.

#### Property Info

Covered Area **175**  
 Furnishing **Unfurnished**  
 Energy Efficiency **A**  
 Air Conditioning **No**

#### Plot / Area Info

Parking **Covered, Yes**

#### Additional info

Reference Number **168996**  
 Property type **House**  
 Condition **Under Construction**  
 Bathrooms **3**

#### Amenities

#### Location

**Location:** Kato Deftera Region: **Nicosia**

**Price: €350 000 + VAT**

VAT for this property is **€24,500** or **€66,500**. 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>€2 000.00/m<sup>2</sup></b>		

**Representative: DOM Real Estate**

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**Price change history**

€350 000 on Jul 29, 2025



