

## 4 Bedroom Apartment for Sale in Strovolos, Nicosia District

Pristine Whole Floor, Four Bedroom Apartment for sale in Strovolos area, Nicosia. Situated in one of the most beautiful locations in Nicosia, close to all amenities such as schools, supermarkets, restaurants, coffee shops, restaurants etc and city centre. Easy access to Nicosia, Larnaca, Limassol motorway without getting delayed in traffic.



Second floor apartment for sale in Strovolos area, Nicosia. It consists of a kitchen with island, living, dining area in an open plan space, guest wc, four bedrooms- two of them en suite (shower), main bathroom, beautiful covered veranda and covered garden. In addition, the property has allocated storage and covered parking on the ground floor.<...

### Property Info

Covered Area	<b>160</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking	<b>Covered, Yes</b>
---------	---------------------

### Additional info

Reference Number	<b>52575</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Bathrooms	<b>3</b>

### Amenities

- Guest WC

### Location

**Location:** Strovolos  
**Coordinates:** **35.150047766642 / 33.361110685931**

Region: **Nicosia**

**Price: €570 000 + VAT**

VAT for this property is **€33,488** or **€108,300**. 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>€3 563.00/m<sup>2</sup></b>		

**Representative: Kalogirou Real Estate**

Registration number	<b>1104</b>	Email	<b>info@kalogirourealestate.com</b>
License number	<b>569/E</b>	Legal name	<b>N/A</b>
Phone: +35724003723			

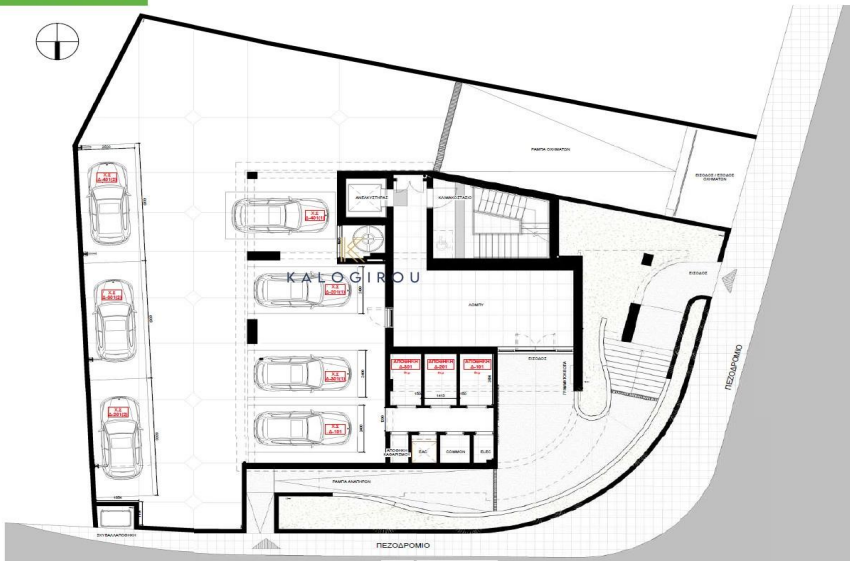
**Price change history**

€570 000 on Jul 30, 2025



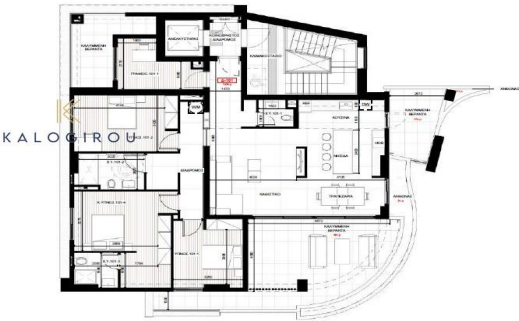


GROUND FLOOR PLAN



1st FLOOR PLAN

APARTMENT	3 BEDROOMS
ALL AREAS	303
INTERNAL AREA	216 sq m
COVERED VERANDAS	52 sq m
COVERED GARDEN	30 sq m
OFFICE ROOM	2
WAREHOUSE	1
PARKING SPACE	1



2nd FLOOR PLAN



APARTMENT	3 BEDROOMS
ALL AREAS	301
INTERNAL AREA	216 sq m
COVERED VERANDAS	52 sq m
COVERED GARDEN	9 sq m
SERVICE ROOM	1
WAREHOUSE	1
PARKING SPACE	2

3rd FLOOR PLAN

APARTMENT	3 BEDROOMS
ALL AREAS	302
INTERNAL AREA	216 sq m
COVERED VERANDAS	52 sq m
COVERED GARDEN	7 sq m
SERVICE ROOM	1
WAREHOUSE	1
PARKING SPACE	2



ROOF LEVEL PLAN

