

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

This stylish three-bedroom penthouse is located in one of Nicosia's prime areas, offering quick access to the city centre. Set on the top floor of a modern, energy-efficient (Class A) building, it combines elegant design with spacious interiors and a large private terrace.



### Key Features:

- Underfloor heating with LG heat pump
- A/C units in all rooms
- Large energy-efficient windows
- Solar water heater & photovoltaic system (Net Metering)
- Italian kitchen and cabinets
- High-quality ceramics and sanitary ware
- Covered parking with EV charging provision
- Private storage room

## Price: €440 000 + VAT

VAT for this property is **€26,563** or **€83,600**. 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>€2 716.00/m²</b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
License number	<b>347/E</b>	Legal name	<b>Esperia Estates (Limassol-Paphos) Limited</b>
Phone: <b>+35725255505, +35794001333</b>			

## Price change history

€440 000 on Aug 2, 2025

