

## 3 Bedroom Apartment for Sale in Paralimni, Famagusta District

Located in the heart of the Free Famagusta Region Niero City Apartments is where modern urban living meets the tranquility of the Mediterranean. Niero City Apartments features 15 high end residences ranging from one two and three bedroom layouts all designed to maximise space comfort and natural light. Expansive balconies offer uninterrupted views of the Mediterranean while the sleek contemporary design and premium materials ensure a sophisticated living experience.

### Property Info

Covered Area **101**  
Total Number of Floors **3**  
Energy Efficiency **C**

### Plot / Area Info

### Additional info

Reference Number **VL49406**  
Property type **Apartment**  
Bathrooms **2**

### Amenities

### Location

**Location:** Paralimni Region: **Famagusta**

## Price: €265 000 + VAT

VAT for this property is **€13,250** or **€50,350**. 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>~€7 200.00</b>   | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€2 624.00/m²</b> |                 |             |

## Representative: Nicolaou Estates

|                     |              |            |                                      |
|---------------------|--------------|------------|--------------------------------------|
| Registration number | <b>693</b>   | Email      | <b>pnicolaou@nicolaouestates.com</b> |
| License number      | <b>365/E</b> | Legal name | <b>Nicolaou Estates LTD</b>          |
| Phone:              |              |            |                                      |

## Price change history

€265 000 on Aug 2, 2025



