

## 3 Bedroom House for Sale in Agios Dometios, Nicosia District

The house is situated in a very quiet area of Nicosia. It is close to all amenities and services, with easy access to University of Nicosia, Akis Express and City Centre and etc.

The property was built in 2002 with quality materials and very good condition and built on 244sqm plot area and the house consists of 120sqm internal area and 60sqm covered veranda.

Living room and Dining room

Semi Open-plan kitchen

3 Bedrooms

Family bathroom

Guest WC

A/C Split Unit for Cooling & Heating

Central Petrol Heating

Solar Water

One Covered Parking Space and Storage room

Ideally for Professional Couples or Family

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### Property Info

Covered Area	<b>120</b>
Heating	<b>Yes</b>
Air Conditioning	<b>Yes</b>

### Plot / Area Info

Plot area	<b>244</b>
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### Additional info

Reference Number	<b>59234</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2001-2010</b>
Bathrooms	<b>1</b>

### Amenities

- Storage room

### Location

**Location:** Agios Dometios Region: **Nicosia**

## Price: €330 000 + VAT

VAT for this property is **€16,500** or **€62,700**. 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>~€9 800.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 750.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
License number	<b>367/E</b>	Legal name	<b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b>
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## Price change history

€330 000 on Aug 7, 2025













