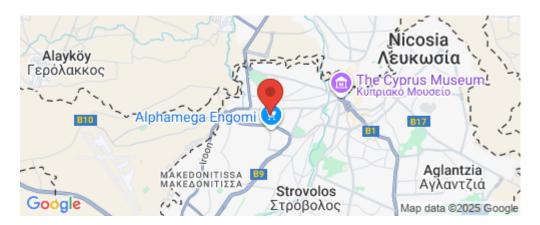


## 2 Bedroom Apartment for Sale in Strovolos, Nicosia District

Stylish New Apartment in Prime Strovolos Location - Under Construction



Set within a sleek new development in the heart of Strovolos, this modern ground-floor apartment offers a perfect blend of style, comfort, and energy efficiency. Designed with contemporary living in mind, the open-plan layout is complemented by premium finishes and expansive windows that flood the space with natural light.

Enjoy the benefits of underfloor heating and a top-tier A+ energy efficiency rating, ensuring year-round comfort and lower utility costs. Whether you're looking for a modern residence or a high-demand rental investment, this home delivers.

Nestled in one of Nicosia's mo...

Property Info		Plot / Area Info		Additional info	
Covered Area Heating Air Conditioning	80 Underfloor Heating, Yes All rooms, Yes	Parking	Covered, Yes	Reference Number Property type Condition Bathrooms	20250 Apartment Brand New 2

Amenities Location



**Location:** Strovolos Region: **Nicosia** 

Coordinates: 35.166799799582 / 33.331506499526



**Price: €250 000 + VAT** 

VAT for this property is €12,500 or €47,500. 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 Excluded

Title transfer fee None

Price per SQM €3 125.00/m²

Common expenses None

## **Representative: Purple International Real Estate**

Registration number 1052 Email info@purpleinternational.eu License number 512/E Legal name A.A. Purple Real Estate Ltd

Phone: **+35723811058** 

## **Price change history**

€250 000 on Aug 8, 2025





























