

3 Bedroom Apartment for Sale in Aglantzia, Nicosia District

Located in one of the most beautiful areas of Nicosia, this modern three-bedroom apartment offers quick access to the city centre while being part of an exclusive two-storey building with just four luxury residences. With an A-class energy efficiency rating, it delivers exceptional comfort, style, and sustainability. X

The apartment boasts bright, spacious interiors, large bedrooms, and generous verandas that enhance indoor-outdoor living. Its smart layout ensures excellent functionality, making it ideal for both families and professionals seeking a premium home in a prime location.

Key Features:

- Expansive terraces and large energy-efficient windows
- ...

| Property Info | | Plot / Area Info | | Additional info | |
|------------------------|--------------------------------|------------------|---------------------|------------------|---------------------------|
| Covered Area | 173 | | | | |
| Covered Veranda | 35 | | | Reference Number | 8522 |
| Floor Number | 1 | | | Property type | Apartment |
| Total Number of Floors | 2 | Parking | Covered, Yes | Condition | Under Construction |
| Energy Efficiency | A | | | Bathrooms | 3 |
| Heating | Underfloor Heating, Yes | | | | |
| Air Conditioning | All rooms, Yes | | | | |

| Amilities | Location | Region |
|-----------|---|----------------|
| • Parking | Location: Aglantzia Coordinates: 35.150924586532 / 33.381153359226 | Nicosia |

Price: €520 000 + VAT

VAT for this property is **€35,679** or **€98,800**. 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.

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|-----|-----------------|-------------------------------------|---|-----------------|-------------|
| VAT | Excluded | Title transfer fee Price per SQM | None €3 006.00/m² | Common expenses | None |
|-----|-----------------|-------------------------------------|---|-----------------|-------------|

Representative: RealDeal Estates

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

Price change history

€520 000 on Aug 14, 2025

