

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

The complex consists of 2 villas with 3 bedrooms, located in the capital of Cyprus, Nicosia. The area is called Lakatamia and the villas are just in walking distance from all the amenities of this area. The houses will have a contemporary floor design, provision for electric heating and air condition. The Project has EPC certificate with "A" Energy Efficiency Rating.



Property Info		Plot / Area Info	Additional	Additional info	
Covered Area	191		Reference	Number	S700-V1
Covered Veranda	27	Plot area 227	Property ty	/pe	House
Floor Number	1	Piùt died 2	Condition		<b>Pre-Owned</b>
Total Number of Floors	1		Bathrooms	;	1

Amenities Location

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

Coordinates: **35.11489** / **33.30986** 



Price: €345 000 + VAT

VAT for this property is €27,618 or €65,550. 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 ~€10 400.00

Price per SQM €1 806.00/m²

Common expenses None

## Representative: Cyprus Developers Alliance (CDA Group)

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License number License 118/E Legal name Cyprus Developers Alliance (CDA Group)

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## **Price change history**

€345 000 on Aug 26, 2025















