

## 3 Bedroom House for Sale in Nicosia District

- 3 bedrooms
- 3 W/C
- Internal Area 166.65m<sup>2</sup>
- Plot Area 374.94m<sup>2</sup>
- Covered Parking
- Garden
- Energy Efficiency "A"
- Private Road



Property Info		Plot / Area Info		Additional info	
Covered Area	<b>167</b>	Plot area	<b>375</b>	Reference Number	<b>13639</b>
		Parking	<b>Covered, Yes</b>	Property type	<b>House</b>
<b>Amenities</b>					<b>Brand New</b>
• Guest WC					<b>3</b>
Amenities		Location			
		Region: <b>Nicosia</b>			
		Coordinates: <b>35.124495 / 33.185416370524</b>			

## Price: €320 000 + VAT

VAT for this property is **€20,560** or **€60,800**. 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.

VAT	<b>Excluded</b>	Title transfer fee Price per SQM	<b>None</b> <b>€1 916.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: Kadis Estates

Registration number	<b>506</b>	Email	<b>info@kadis.com.cy</b>
License number	<b>62/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35722344842</b>			

## Price change history

€315 000 on Sep 2, 2025

€320 000 on Jan 31, 2026



