

## 2 Bedroom Apartment for Sale in Nicosia District

- 2 Bedrooms
- 2 W/C
- Internal Area 77.55m<sup>2</sup>
- Covered Verandas 13.80m<sup>2</sup>
- En Suite Bathroom
- Guest WC
- Covered Parking
- Storage
- Photovoltaic Panels



### Property Info

Covered Area **78**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **13768**  
Property type **Apartment**  
Condition **Brand New**  
Bathrooms **2**

### Amenities

- Guest WC

### Location

Region: **Nicosia**  
Coordinates: **35.1185656 / 33.3145382**

## Price: €173 000 + VAT

VAT for this property is **€8,650** or **€32,870**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 218.00/m<sup>2</sup></b>		

## Representative: Kadis Estates

Registration number	<b>506</b>	Email	<b>info@kadis.com.cy</b>
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## Price change history

€160 000 on Sep 4, 2025  
 €176 000 on Sep 24, 2025  
 €173 000 on Dec 13, 2025



