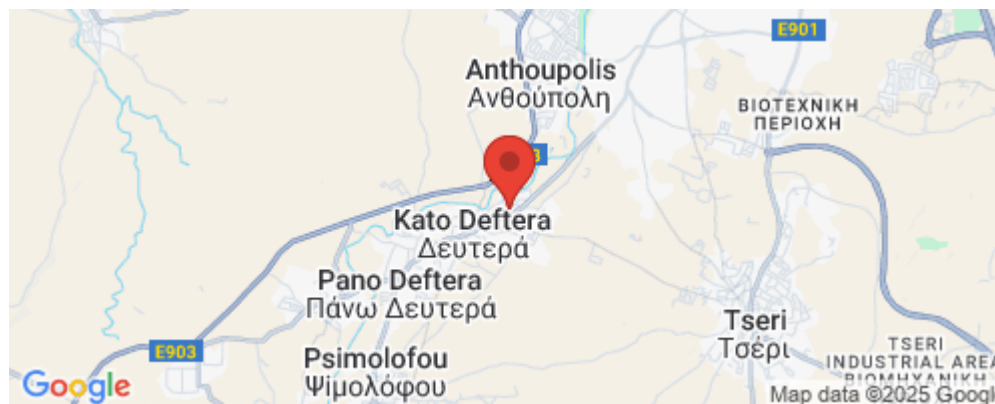


## 3 Bedroom House for Sale in Kato Deftera, Nicosia District

- 3 Bedrooms
- 3 WC
- En Suite Bathroom
- Guest WC
- Internal Area 159m<sup>2</sup>
- Plot Area 273m<sup>2</sup>
- Covered Parking
- Provision for Swimming Pool
- Photovoltaic Panels
- Energy Efficiency "A"



### Property Info

Covered Area **159**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Plot area **273**  
Pool **Yes**  
Parking **Covered, Yes**

### Additional info

Reference Number **12935**  
Property type **House**  
Condition **Brand New**  
Bathrooms **3**

### Amenities

- Guest WC

### Location

**Location:** Kato Deftera  
Coordinates: **35.088203646317 / 33.282898396137**

Region: **Nicosia**

**Price: €260 000 + VAT**

VAT for this property is **€15,060** or **€49,400**. 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>€1 635.00/m<sup>2</sup></b>		

**Representative: Kadis Estates**

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License number	<b>62/E</b>	Legal name	<b>N/A</b>
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**Price change history**

€260 000 on Sep 10, 2025





