

## 1 Bedroom Apartment for Sale in Engomi, Nicosia District

For sale off plan, this modern one-bedroom apartment offers a comfortable lifestyle with 50 m<sup>2</sup> of well-designed internal space. Situated on the first  floor of a three-story building with elevator access, the home features an open-plan layout, one stylish bathroom, and excellent natural light throughout.

Designed for energy efficiency, this apartment is rated Class A, making it both eco-friendly and cost-effective. The property will be completed in 2027, providing you with the opportunity to select finishes and personalize the space to your taste.

The location in Egkomi is ideal for both residences and investors. Egkomi is known for its quiet residential streets, green spac...

### Property Info

Covered Area  
Heating  
Air Conditioning

**50**  
**Central Heating, Yes**  
**All rooms, Yes**

### Plot / Area Info

Parking

**Covered, Yes**

### Additional info

Reference Number **27837**  
Property type **Apartment**  
Condition **Brand New**  
Bathrooms **1**

### Amenities

- Elevator

### Location

**Location:** Engomi                      Region: **Nicosia**  
Coordinates: **35.16511 / 33.31852**

## Price: €190 000 + VAT

VAT for this property is **€9,500** or **€36,100**. 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>€3 800.00/m<sup>2</sup></b>		

## Representative: Kazo Real Estate

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## Price change history

€190 000 on Sep 12, 2025

