

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

- 3 bedrooms
- 4 W/C
- Internal Area 137m<sup>2</sup>
- Covered Verandas 32m<sup>2</sup>
- 2 Parking Spaces
- Storage
- Energy Efficiency "A"



### Property Info

### Plot / Area Info

### Additional info

Covered Area **137**  
 Heating **Underfloor Heating, Yes**  
 Air Conditioning **All rooms, Yes**

Parking **Covered, Yes**

Reference Number **14182**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **4**

### Amenities

### Location

- Guest WC

**Location:** Strovolos  
 Coordinates: **35.148532735321 / 33.360412115802**

Region: **Nicosia**

## Price: €450 000 + VAT

VAT for this property is **€22,500** or **€85,500**. 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>€3 285.00/m<sup>2</sup></b> |                 |             |

## 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

€440 000 on Sep 26, 2025  
 €450 000 on May 14, 2026





