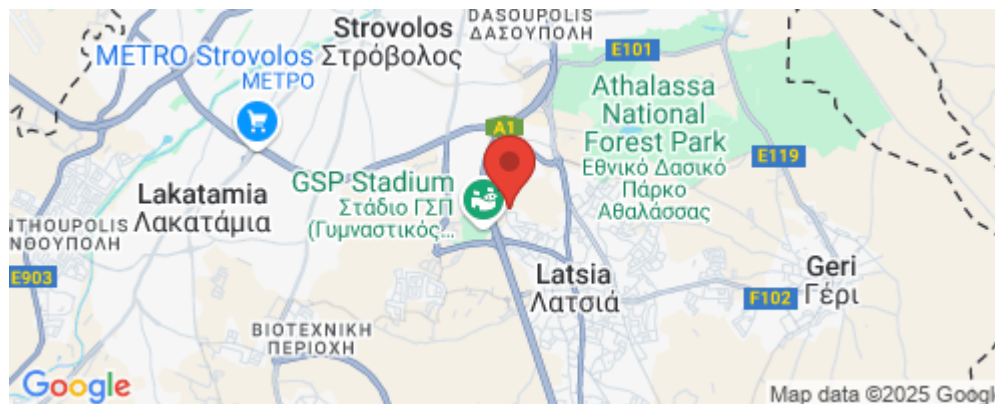


## 6+ Bedroom House for Sale in Nicosia - Acropolis

Reference ID: #SA32204 Price details: €3,250,000 House for sale located 7 minutes from Nicosia Center and near the highway at Latsia level for quick access to all cities avoiding city traffic. Schools, major supermarkets and other facilities within 2-3k.m. The infinity house is surrounded by high wall 2,5 meter fences and gates all around, CCTV preparation all around the property. Each level has at least one bedroom and two bathrooms along with large living space making this home extremely accomodating and versatile towards different family and quest needs. Privacy on each floor is of utmost importance. The three different living/reception spaces (one on each level) make the infinity house a s...



### Property Info

Covered Area	<b>1034</b>
Covered Veranda	<b>44</b>
Uncovered Veranda	<b>396</b>
Total Number of Floors	<b>3</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>N/A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>598</b>
Pool	<b>Yes</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>SA32204</b>
Property type	<b>House</b>
Condition	<b>Brand New</b>
Construction Year	<b>2023</b>
Bathrooms	<b>5+</b>

### Amenities

- Storage room

### Location

**Location:** Nicosia – Acropolis  
Coordinates: **35.117417649553 / 33.367255384275**

Region: **Nicosia**

## Price: €3 250 000 + VAT

VAT for this property is **€551,494** or **€617,500**. 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>€3 143.00/m<sup>2</sup></b>		

## Representative: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
License number	<b>317/E</b>	Legal name	<b>N/A</b>
Phone: +35777000111			

## Price change history

€3 500 000 on Oct 19, 2023  
 €3 250 000 on Mar 16, 2024







