

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

Introducing an exclusive collection of modern apartments featuring spacious open-plan living, luxurious finishes, and spacious terraces with beautiful views over Nicosia city. Strategically located in the quiet, family-friendly neighbourhood of Strovolos, these elegant apartments offer easy access to the city centre and the highway network to other major cities in Cyprus. There are local shops, amenities, and green parks within walking distance, as well as private and public schools.

The modern four-story building introduces 2-3 bedroom apartments meticulously designed to provide a comfortable and stylish living space. Each unit features an open-plan kitchen and living area that sea...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>110</b>				
Covered Veranda	<b>25</b>				
Floor Number	<b>3</b>			Reference Number	<b>8165</b>
Total Number of Floors	<b>4</b>	Parking	<b>Covered, Yes</b>	Property type	<b>Apartment</b>
Furnishing	<b>Unfurnished</b>			Condition	<b>Under Construction</b>
Energy Efficiency	<b>A</b>			Bathrooms	<b>2</b>
Heating	<b>Underfloor Heating, Yes</b>				
Air Conditioning	<b>All rooms, Yes</b>				
Amenities		Location			
• Parking		<b>Location:</b> Strovolos	Region: <b>Nicosia</b>		
		Coordinates: <b>35.147183 / 33.349104</b>			

## Price: €270 000 + VAT

VAT for this property is **€13,500** or **€51,300**. 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 Price per SQM	<b>None</b> <b>€2 455.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: Cyprus Sotheby's International Realty

Registration number	<b>1013</b>	Email	<a href="mailto:info@cyprus-sothebysrealty.com">info@cyprus-sothebysrealty.com</a>
License number	<b>517/E</b>	Legal name	<b>ConceptRealty Ltd</b>
Phone: <b>+35726080180, +35797612926</b>			

## Price change history

€270 000 on Oct 8, 2025





