

3 Bedroom Apartment for Sale in Aglantzia, Nicosia District

Reference ID: #SA31620Price details: €520,000 +VATIn one of the most beautiful areas of Nicosia, Aglantzia, with quick access to the city centre and close to all amenities (supermarkets, banks, shops, etc.) and the University of Cyprus and the General Hospital of Cyprus, this is an ideal 2-floor apartment property consisting of 4 luxury two and three bedroom apartments with energy efficiency A.The residents enjoy comfortable interiors, spacious bedrooms and large terraces for maximum functionality.Energy Certificate A ClassFloor heating with cooling-heating with LG heat pumpHighly energy-efficient sustainable aluminum systemsInstalled Air Conditioners (split units) in bedrooms and livin...



| Property Info | Plot / Area Info | |
|---------------|------------------|--|
| Property into | Piot / Area inio | |

Pool

Parking

Covered Area **175**Covered Veranda **24**

Floor Number 1

Furnishing **Unfurnished**

Energy Efficiency N/A

Heating Yes

Air Conditioning All rooms, Yes

Additional info

Reference Number
Property type
Condition
Construction Year

Under Construction 2024

SA31620

2

Apartment

Construction Year
Bathrooms

Amenities

Storage room

Location

Location: Aglantzia

Coordinates: 35.151034128282 / 33.382485331444

Region: **Nicosia**

Jul 6, 2025

No

Covered, Yes



Price: €520 000 + VAT

VAT for this property is €36,400 or €98,800. 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 Ex | Evaluated | Title transfer fee None | e Common ovnoncos None |
|--------|-----------|---------------------------|---|
| | Excluded | Price per SQM €2 9 | Common expenses None 71.00/m ² |

Representative: Smart Assets

| Registration number | 1109 | Email | info@smartassets.com.cy |
|---------------------|-------|------------|-------------------------|
| License number | 317/E | Legal name | N/A |

Phone: **+35777000111**

Price change history

€550 000 on Oct 19, 2023 €520 000 on Aug 6, 2024









