

## 4 Bedroom House for Sale in Strovolos, Nicosia District

Reference ID: #20561 Price details: €646,000 This asset is a four-bedroom house in Strovolos, Nicosia. The asset has an area of 331sqm. The ground floor consists of a hall, a sitting/dining area, an office, another sitting area, a kitchen, a laundry room, a guest toilet and a storage room. The first floor consists of a playroom, a bathroom, a storage room and four bedrooms (one of which is en-suite). There is also an attic used as storage space. The immediate area of the property comprises of residential developments that enjoys great accessibility towards Nicosia city centre via Strovolou Avenue.



### Property Info

Covered Area	<b>331</b>
Covered Veranda	<b>N/A</b>
Total Number of Floors	<b>2</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>N/A</b>
Air Conditioning	<b>No</b>

### Plot / Area Info

Plot area	<b>703</b>
Pool	<b>No</b>
Parking	<b>No</b>

### Additional info

Reference Number	<b>20561</b>
Property type	<b>House</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>2</b>

### Amenities

- Storage room

### Location

**Location:** Strovolos

Region: **Nicosia**

Coordinates: **35.135852770171 / 33.335681502235**

## Price: €646 000 + VAT

VAT for this property is **€81,755** or **€122,740**. 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>~€22 440.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 952.00/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

€646 000 on Oct 19, 2023

