

4 Bedroom Apartment for Sale in Nicosia - Agios Ioannis, Limassol District

In the old building, that is under slow renovation, four bedrooms flat that was recently renovated in 3 separate entrance units (1 studio, 1 bedroom and 2 bedroom). Makarios Avenue, next to bus stop, Agios Ioannis area. Great ROI return on investment, bringing rents of total eur 3,000 per month. 1st floor, double glazed windows. No designated parking, but no big issue with finding one around.

Property Info

Covered Area **140**

Floor Number **1**

Energy Efficiency **B**

Air Conditioning **All rooms, Yes**

Plot / Area Info**Additional info**

Reference Number **240257**

Property type **Apartment**

Condition **Pre-Owned**

Bathrooms **3**

Amenities

- Elevator

Location

Location: Nicosia - Agios Ioannis **Region:** **Limassol**

Price: €320 000 + VAT

VAT for this property is **€16,000** or **€60,800**. 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	Excluded	Title transfer fee Price per SQM	~€9 400.00 €2 286.00/m²	Common expenses	None
-----	-----------------	-------------------------------------	---	-----------------	-------------

Representative: MySpace

Registration number	229/E	Email	myspace.cyprus@gmail.com
License number	1047	Legal name	MYSPACE Real Estate/ A.SP.Thinkrealty Ltd
Phone: +35795129336, +35799409010			

Price change history

€295 000 on Oct 28, 2025

€320 000 on Jan 24, 2026



