


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

This exquisite 2-bedroom penthouse offers the ultimate in modern urban living in Latsia. Designed with contemporary elegance and functionality in mind, it features spacious interiors, high-quality finishes, and an energy-efficient (Class A) structure. 

The penthouse boasts an open-plan living and dining area with abundant natural light, a fully equipped modern kitchen, and two generously sized bedrooms, including a master suite with an en-suite bathroom. Expansive covered verandas and a private rooftop terrace provide the perfect setting for outdoor relaxation, dining, or entertaining, with panoramic views of the surrounding area.

Additional features include private parking, ...

### Property Info

Covered Area	<b>99</b>
Covered Veranda	<b>18</b>
Floor Number	<b>3</b>
Total Number of Floors	<b>3</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>9877</b>
Property type	<b>Apartment</b>
Bathrooms	<b>2</b>

### Amenities

- Roof Garden

### Location

**Location:** Latsia

Region: **Nicosia**

Coordinates: **35.102311492567 / 33.382515902582**

## Price: €220 000 + VAT

VAT for this property is **€11,000** or **€41,800**. 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	<b>Excluded</b>	Title transfer fee	<b>~€5 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 222.00/m²</b>		

## Representative: RealDeal Estates

Registration number	<b>1311</b>	Email	<b>info@realdeal.cy</b>
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## Price change history

€220 000 on Nov 5, 2025





