

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

This modern apartment offers a total area of 79 m<sup>2</sup> and is located on the 1st floor of a contemporary residential building currently under construction. Designed with functionality and comfort in mind, it features a well-planned layout with bright living spaces and high-quality finishes.

The property includes covered parking and is ideal for those seeking a new home or investment in one of Nicosia's most desirable residential areas.

Located close to universities, shops, and all essential amenities, this apartment offers modern city living in a quiet and convenient neighborhood.

A great opportunity for those seeking an affordable home or investment in a central and a...

| Property Info                   | Plot / Area Info |              | <b>Additional info</b> |                           |
|---------------------------------|------------------|--------------|------------------------|---------------------------|
| Covered Area 70                 |                  | Ref          |                        | 240551                    |
| Covered Area <b>79</b>          |                  |              | Property type          | Apartment                 |
| Floor Number <b>1</b>           | Davidia a        | Covered Ves  |                        | •                         |
| Energy Efficiency <b>A</b>      | Parking          | Covered, Yes | Condition              | <b>Under Construction</b> |
| ,                               |                  |              | Construction Year      | 2026                      |
| Air Conditioning All rooms, Yes |                  |              | Bathrooms              | 2                         |

Amenities Location

• Parking Location: Aglantzia Region: Nicosia



Price: €200 000 + VAT

VAT for this property is €10,000 or €38,000. 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 Exc | Evaluded | Title transfer fee N |   |      |
|---------|----------|----------------------|---|------|
|         | Excluded | Price per SQM €      | 2 532.00/m <sup>2</sup> Common expenses | None |

## **Representative: MySpace**

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## **Price change history**

€200 000 on Nov 8, 2025



