

2 Bedroom Apartment for Sale in Nicosia District

A modern 2-bedroom apartment in a prime location at the border of Strovolos and Lakatamia. Bright open-plan living, high-quality finishes, and sustainable features create a comfortable home for professionals or families.



Apartment Features:

- 2 bedrooms with fitted wardrobes
- Open-plan living and dining area
- Modern kitchen and bathroom
- Large veranda
- Air conditioning provision and underfloor heating

Building & Amenities:

- Earthquake-resistant structure with contemporary façade
- Lift access and covered parking for each unit
- Guest parking and accessible space
- Individual storage
- E...

Property Info

Covered Area	100
Covered Veranda	20
Floor Number	1
Total Number of Floors	3
Energy Efficiency	A

Plot / Area Info

Parking **Covered, Yes**

Additional info

Reference Number	10468
Property type	Apartment
Bathrooms	2

Amenities

- Parking

Location

Region: **Nicosia**
 Coordinates: **35.125726619215 / 33.321168422699**

Price: €225 000 + VAT

VAT for this property is **€11,250** or **€42,750**. 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	~€5 600.00	Common expenses	None
		Price per SQM	€2 250.00/m²		

Representative: RealDeal Estates

Registration number	1311	Email	info@realdeal.cy
License number	347/E	Legal name	Esperia Estates (Limassol-Paphos) Limited
Phone: +35725255505, +35794001333			

Price change history

€225 000 on Nov 22, 2025



