

# 1 Bedroom Apartment for Sale in Lythrodontas, Nicosia District

- 1 bedroom
- 1 W/C
- Internal Area 59.5m<sup>2</sup>
- Covered Verandas 15.5m<sup>2</sup>
- Covered Parking
- Storage
- Energy Efficiency "A"



### Property Info

### Plot / Area Info

### Additional info

Reference Number  
 Property type  
 Condition  
 Bathrooms

**15355**  
**Apartment**  
**Brand New**  
**1**

Covered Area

**60**

Parking

**Covered, Yes**

### Amenities

### Location

- Elevator

**Location:** Lythrodontas

Region: **Nicosia**

Coordinates: **34.950750704261 / 33.293421034134**

## Price: €117 000 + VAT

VAT for this property is **€5,850** or **€22,230**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 950.00/m<sup>2</sup></b>		

## Representative: Kadis Estates

Registration number	<b>506</b>	Email	<b>info@kadis.com.cy</b>
License number	<b>62/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35722344842</b>			

## Price change history

€117 000 on Nov 25, 2025



