

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

This well-appointed 2-bedroom apartment delivers a balanced combination of space, quality, and location in the heart of Strovolos. Situated within a newly constructed three-storey building, it is designed for comfortable everyday living.

The apartment features a bright open-plan living and dining area, a modern kitchen, and two well-proportioned bedrooms. High-quality finishes enhance durability and aesthetics, while a private storage room and dedicated parking space provide added functionality. Elevator access ensures convenience for residents of all floors.

### Key Features:

- 2 bedrooms & 2 bathrooms
- Open-plan living and dining area
- High-qualit...

### Property Info

Covered Area	<b>101</b>
Covered Veranda	<b>16</b>
Floor Number	<b>1</b>
Total Number of Floors	<b>3</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Parking	<b>Covered, Yes</b>
---------	---------------------

### Additional info

Reference Number	<b>241834</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2025</b>
Bathrooms	<b>2</b>

### Amenities

- Parking

### Location

**Location:** Strovolos Region: **Nicosia**

## Price: €265 000 + VAT

VAT for this property is **€13,250** or **€50,350**. 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>€2 624.00/m<sup>2</sup></b>		

## Representative: MySpace

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

## Price change history

€265 000 on Jan 23, 2026

