

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

This modern 1-bedroom apartment offers comfortable and efficient living in a newly developed residential building located in the prestigious area of Latsia, Nicosia. Designed with practicality and contemporary lifestyle needs in mind, it is an excellent choice for singles, couples, or investment purposes.

The apartment features a bright open-plan kitchen and living area, a comfortable bedroom, and a well-appointed bathroom. High construction standards, an elevator serving all floors, and an Energy Efficiency Class A rating ensure convenience, sustainability, and long-term value. A private parking space and a dedicated storage room are included.

Key Features:

- 1 bedr...

### Property Info

Covered Area	<b>68</b>
Covered Veranda	<b>16</b>
Floor Number	<b>3</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>242091</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2027</b>
Bathrooms	<b>1</b>

### Amenities

- Parking

### Location

**Location:** Latsia Region: **Nicosia**

## Price: €140 000 + VAT

VAT for this property is **€7,000** or **€26,600**. 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>€2 059.00/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

€140 000 on Feb 4, 2026

