

## 4 Bedroom House for Sale in Nicosia District

- 3 bedrooms
- 3 W/C
- Internal Area 164m<sup>2</sup>
- Covered Verandas 3m<sup>2</sup>
- Uncovered Verandas 31m<sup>2</sup>
- Plot Area 261m<sup>2</sup>
- Double side by side parking space one covered one uncovered
- Photovoltaic Panels
- Energy Efficiency "A"



### Property Info

Covered Area

**164**

### Plot / Area Info

Plot area  
Parking

**261**  
**Covered, Yes**

### Additional info

Reference Number  
Property type  
Condition  
Bathrooms

**16604**  
**House**  
**Brand New**  
**3**

### Amenities

- Garden

### Location

Region: **Nicosia**  
Coordinates: **35.125280310196 / 33.312966313476**

## Price: €395 000 + VAT

VAT for this property is **€24,471** or **€75,050**. 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>€2 409.00/m<sup>2</sup></b>		

## Representative: Kadis Estates

Registration number	<b>506</b>	Email	<b>info@kadis.com.cy</b>
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## Price change history

€395 000 on Feb 13, 2026





