

### 3 Bedroom Apartment for Sale in Agioi Omologites, Nicosia District

Introducing an exceptional collection of luxury apartments within an exclusive six-storey residential development, thoughtfully designed for families, professionals, and discerning investors. The project combines refined architectural aesthetics with premium finishes and advanced sustainable technologies, creating a home that is as elegant as it is efficient. Ideally positioned in the heart of Nicosia, just moments from the city's most prestigious shopping destinations, fine dining venues, and cultural landmarks, it offers a lifestyle defined by comfort, convenience, and contemporary urban prestige.



Each residence features three spacious bedrooms with en-suite showers, plus an add...

#### Property Info

Covered Area	<b>184</b>
Covered Veranda	<b>34</b>
Floor Number	<b>6</b>
Total Number of Floors	<b>6</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>A</b>
Heating	<b>Underfloor Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

#### Plot / Area Info

Parking **Uncovered, Yes**

#### Additional info

Reference Number	<b>16467</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>4</b>

#### Amenities

- Parking

#### Location

**Location:** Agioi Omologites      Region: **Nicosia**  
**Coordinates:** **35.161129 / 33.362183**

## Price: €895 000 + VAT

VAT for this property is **€67,903** or **€170,050**. 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>€4 864.00/m<sup>2</sup></b>		

## Representative: Cyprus Sotheby's International Realty

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## Price change history

€895 000 on Feb 14, 2026



