

## 2 Bedroom Apartment for Sale in Nicosia District

- 2 bedrooms
- 2 W/C
- Internal Area 84.50m<sup>2</sup>
- Covered Verandas 26.40m<sup>2</sup>
- Roof Garden 41.7m<sup>2</sup>
- Covered Parking
- A/C
- Storage
- Photovoltaic Panels
- Energy Efficiency "A"



### Property Info

Covered Area  
Air Conditioning

**85**  
**All rooms, Yes**

### Plot / Area Info

Parking

**Covered, Yes**

### Additional info

Reference Number  
Property type  
Condition  
Bathrooms

**16901**  
**Apartment**  
**Brand New**  
**2**

### Amenities

- Elevator

### Location

Region: **Nicosia**  
Coordinates: **35.11807431324 / 33.309199009743**

## Price: €220 000 + VAT

VAT for this property is **€11,000** or **€41,800**. 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>€2 588.00/m²</b>		

## Representative: Kadis Estates

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

€220 000 on Feb 16, 2026







