

## 2 Bedroom Apartment for Sale in Nicosia District

- 2 bedrooms
- 2 W/C
- Internal Area 80m<sup>2</sup>
- Covered Verandas 18.60m<sup>2</sup>
- Roof Garden 23.7m<sup>2</sup>
- Covered Parking
- A/C
- Storage
- Photovoltaic Panels
- Energy Efficiency "A"



### Property Info

Covered Area **80**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **17163**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **2**

### Amenities

- Elevator

### Location

Region: **Nicosia**  
 Coordinates: **35.118911321341 / 33.310749102124**

## Price: €225 000 + VAT

VAT for this property is **€11,250** or **€42,750**. 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>€2 813.00/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

€225 000 on Feb 26, 2026





