


## 1 Bedroom Apartment for Sale in Nicosia District

This elegant one-bedroom apartment is located in a contemporary residential complex in Lakatameia, Nicosia. Designed with comfort and practicality in mind, the apartment offers bright interiors and a spacious covered veranda, creating a pleasant and functional living environment. 

Constructed with high-quality building materials, the residence ensures durability and energy efficiency, while the carefully planned interior design features modern finishes and stylish sanitary ware—perfectly combining aesthetics with everyday convenience.

### Key Features:

- One spacious bedroom
- Open-plan living and dining area
- Large covered veranda
- High-qualit...

### Property Info

|                        |           |
|------------------------|-----------|
| Covered Area           | <b>69</b> |
| Covered Veranda        | <b>15</b> |
| Floor Number           | <b>2</b>  |
| Total Number of Floors | <b>3</b>  |
| Energy Efficiency      | <b>A</b>  |

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

|                  |                  |
|------------------|------------------|
| Reference Number | <b>12107</b>     |
| Property type    | <b>Apartment</b> |
| Bathrooms        | <b>1</b>         |

### Amenities

- Parking

### Location

Region: **Nicosia**  
 Coordinates: **35.10627885 / 33.31085804**

## 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>~€2 650.00</b>              | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€2 029.00/m<sup>2</sup></b> |                 |             |

## Representative: RealDeal Estates

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                      | <b>1311</b>  | Email      | <b>info@realdeal.cy</b>                          |
| License number                           | <b>347/E</b> | Legal name | <b>Esperia Estates (Limassol-Paphos) Limited</b> |
| Phone: <b>+35725255505, +35794001333</b> |              |            |  |

## Price change history

€140 000 on Mar 6, 2026



