

## 2 Bedroom Apartment for Sale in Nicosia District

- 2 bedrooms
- 2 W/C
- Internal Area 81.5m<sup>2</sup>
- Covered Verandas 41.5m<sup>2</sup>
- Uncovered Verandas 10m<sup>2</sup>
- Roof Garden 43m<sup>2</sup>
- Covered Parking
- Storage
- Energy Efficiency "A"



### Property Info

Covered Area **82**  
 Heating **Central Heating, Yes**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **17680**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **2**

### Amenities

- Elevator

### Location

Region: **Nicosia**  
 Coordinates: **35.121701537462 / 33.317584203023**

## Price: €300 000 + VAT

VAT for this property is **€15,000** or **€57,000**. 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>€3 659.00/m<sup>2</sup></b>		

## Representative: Kadis Estates

Registration number	<b>506</b>	Email	<b>info@kadis.com.cy</b>
License number	<b>62/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35722344842</b>			

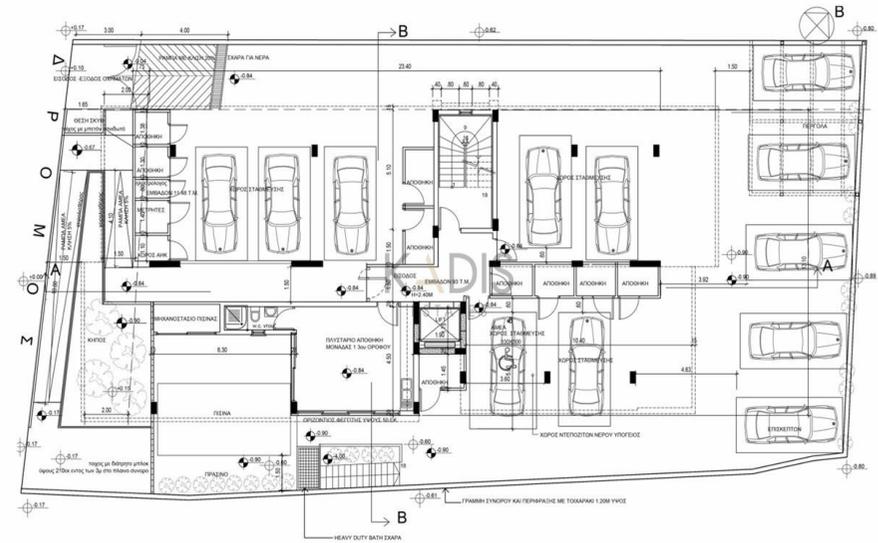
## Price change history

€300 000 on Mar 19, 2026



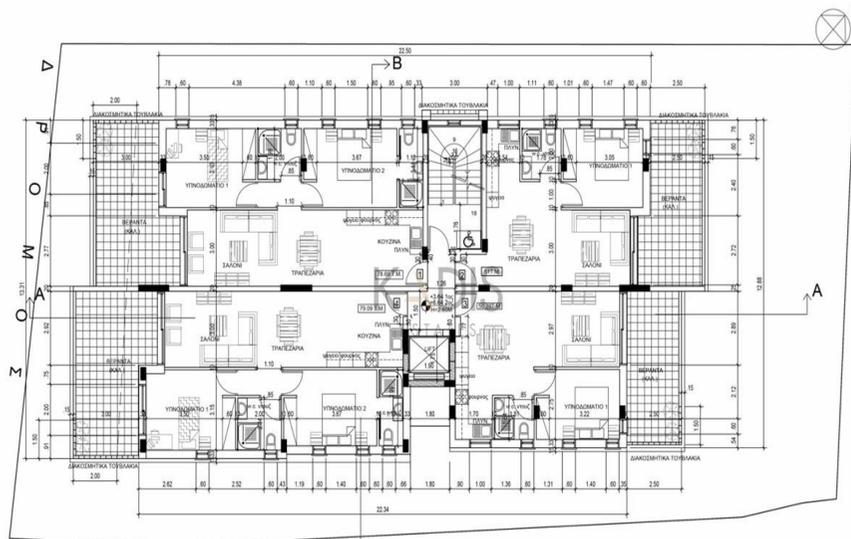






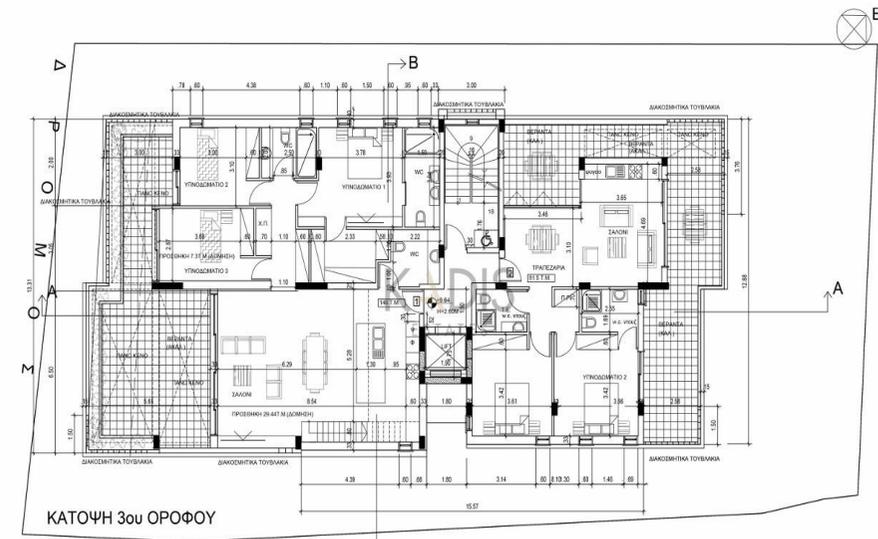
Κάτοψη Ισογείου

Ground Floor Plan



Κατόψεις 1ου και 2ου ορόφου

1st & 2nd Floor Plans



Κάτοψη 3ου ορόφου

3rd Floor Plan