

## 4 Bedroom House for Sale

Modern 4-bedroom house for sale in Latsia, Nicosia. The facility is located at the entrance to Nicosia, opposite the Pen Hill area, in a new actively developing residential area. The house is part of a project of luxury 3 and 4 bedroom houses, designed to meet the needs of modern families and using the latest technology and high-quality materials. The property is located in close proximity to the Mall of Cyprus, Nicosia General Hospital and IKEA, providing maximum convenience for everyday life.

### Property Info

Covered Area	<b>222</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>N/A</b>
Air Conditioning	<b>No</b>

### Plot / Area Info

Parking	<b>Covered, Yes</b>
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### Additional info

Reference Number	<b>211772</b>
Property type	<b>House</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>2</b>

### Amenities

### Location

## Price: €445 500 + VAT

VAT for this property is **€42,503** or **€84,645**. 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>€2 007.00/m<sup>2</sup></b>		

## Representative: DOM Real Estate

Registration number	<b>397</b>	Email	<b>info@dom.com.cy</b>
License number	<b>338/E</b>	Legal name	<b>N/A</b>
Phone: +35796644888			

## Price change history

€445 500 on Apr 15, 2026



