



4-Bedroom House in Agios Nikolaos, Lakatamia

For Sale : **€ 395,000**

Description

A private development of two semi-detached residences in the Agios Nikolaos area of Lakatamia, Nicosia, each offering four bedrooms and three bathrooms over two levels. The homes are built on a reinforced-concrete, anti-seismic frame with 25 cm insulating brick and 5 cm external thermal insulation, achieving Energy Class A performance (48 kWh/m²/yr), supported by a 4 kW photovoltaic system, a 200-litre solar water heater, a 1000-litre water tank and a pressurised water system. Interiors feature architect-designed lacquered kitchens, fitted wardrobes, ceramic flooring to the ground floor, laminate flooring to the bedrooms and German UPVC double glazing, with full provisions for air conditioning, smart-home infrastructure and a fireplace. Each residence includes covered verandas, video door entry and two parking spaces with EV-charging provision. The development holds a secured planning permit under the previous 5% VAT regulation, allowing the reduced rate on the first 200 m² of a primary residence for eligible buyers. Prices exclude VAT.

Details

Property Type: **House**
[Website](#)

Status: **Available**

Unit Number: **A**

Main Features

Construction Stage: **Under Construction**

Bedrooms: **4**

Bathrooms: **3**

Area

Internal Area: **197m²**

Plot Area: **262m²**

Total Area: **218m²**

Gallery

