

# 3 Bedroom Flat For Sale

**€1,115,000 Negotiable**

Nicosia City Centre, Nicosia  
New Build

## Key Facts

- 3 Beds
- 3 Baths
- 156 m<sup>2</sup> Covered Area
- 44 m<sup>2</sup> Covered Verandas
- New Build
- Title Deed: Available

**ID: 32763**



## Indoor Features

- Air Conditioning
- Covered Parking
- Elevator
- Fire alarm system
- Fitted Kitchen
- Guest Toilet
- Master Bed
- Open-plan
- Pressurised Water System
- Reception
- Under Floor Heating
- Utility Room
- Video entrance system
- Water Heater
- EPC Energy Class: A

## Outdoor Features

- Communal pool
- Photovoltaic System
- Solar System

## Description

Brand New Luxury 3 Bedroom Apartment For Sale in Nicosia City Center with Communal Pool

Located in a prominent position in the heart of the thriving capital city!

Situated within one of the most prestigious new high-rise buildings

In addition, a plethora of amenities are within walking distance!

City and Park Views!

Heated communal swimming pool, gym and spa!

11th Floor

3 Bedrooms

3 En-suite + 1 Guest W/C

156m<sup>2</sup> of Net Indoor area

44m<sup>2</sup> of Covered Veranda

2 Covered Parking Spaces

Photovoltaic System

VRV A/C

Underfloor Heating

Smart home system

Video entrance system

Pressurized water system

Floor to ceiling windows

Garbage Chute

Hardwood Flooring

Designed by an award winning architect

Quality fitted kitchen

Fitted Wardrobes

Elevator

Reception/Lobby

Secure Building

Delivery Time: December 2026 (Approx)

This state-of-the-art apartment is a compelling investment opportunity

It is excellent for permanent living for those seeking to live within the city!

Contact us for full information and for a private viewing!















