



For Sale, House, Nicosia, Latsia, Agios Georgios, 298m², 1,144m²

For Sale : € 630,000

Description

This spectacular two-storey mansion is located in one of the most prestigious and up-and-coming areas of Latsia, Nicosia. Perfectly positioned in the Agios Georgios quarter, the property offers a blend of luxury and convenience, situated just minutes from the Nicosia-Limassol (A1) highway.

Property Highlights:

- Expansive Plot:** Set on a generous 1,144 sq.m. land area.
- Superior Living Space:** 298 sq.m. of refined interiors and 89 sq.m. of covered verandas.
- Outdoor:** Features a private swimming pool, a dedicated BBQ area, and a large yard—perfect for entertaining.
- Ample Parking:** A 40 sq.m. covered garage plus additional parking space.
- Key Specifications:** Enclosed Area: 298 sq.m. Covered Verandas: 89 sq.m.
- Auxiliary Building:** 8 sq.m. Features: Storage unit, engine room, and central heating provisions.

Interior Layout:

Ground Floor: An impressive open-plan entrance hall leads to spacious dining and living areas, a separate sitting room, a guest W/C, and a modern kitchen-sitting room.

First Floor: Designed for comfort, this level includes a private office, a laundry room, and three spacious bedrooms. The master suite features an en-suite bathroom and a walk-in wardrobe, while a second bedroom also enjoys its own en-suite shower.

Prime Location: Conveniently located 870m from the highway and 1km from the Laiki/Lefkothea Sporting Club, providing easy access to premium amenities.

The property falls within Zone Kα8, with a building coefficient of 60%, coverage of 35%, and permission for 2 floors (8.3m) of construction.

Energy Category: D

Details

Property Type: **House**

Status: **Available**

[Website](#)

Main Features

Town Planning Zone: **Residential**

Bathrooms: **3**

Kitchens: **1**

Construction Year: **2003**

WC Bathrooms: **4**

Furnished: **Unfurnished**

Bedrooms: **3**

Living Rooms: **2**

Floors Building: **2**

Area

Covered Verandas: **89m²**

Plot Area: **1,144m²**

Uncovered Verandas: **40m²**

Covered Area: **298m²**



Gallery













