

For Sale, Apartment, Standard Apartment, Nicosia, Strovolos, Ap. Varnavas and Ag. Makar., 135.76m²

For Sale : **€ 450,000**

Description
Discover a modern 3-bedroom apartment in the Apostolos Varnavas & Agios Makarios area of Nicosia, one of the capital's most sought-after and prestigious residential locations. This exceptional property is ideal for families, professionals, and investors seeking a quality residence in a strategic location, close to all essential amenities and services.

Situated on the 4th and top floor of a contemporary residential building, the apartment offers enhanced privacy, abundant natural light, and pleasant open views of the surrounding area. The open-plan kitchen flows seamlessly into the spacious living and dining area, creating a stylish and functional environment perfectly suited to modern living.

The residence features three comfortable bedrooms and three modern bathrooms, including an en-suite bathroom in the master bedroom, providing comfort, privacy, and practicality for the entire household. Covered verandas extend the living areas and create ideal spaces for relaxation and outdoor enjoyment.

In addition, the property benefits from two covered parking spaces and a private storage room, significantly enhancing convenience and everyday functionality.

One of the property's greatest advantages is its prime location. It is situated in a quiet yet highly central area of Nicosia, with easy access to schools, universities, supermarkets, pharmacies, cafés, restaurants, and all essential amenities. The apartment also enjoys excellent connectivity to the city center and the main road network.

The area continues to attract strong demand for apartment purchases in Nicosia and represents an excellent real estate investment opportunity thanks to its stable demand and strong capital growth potential. Furthermore, the increasing demand for apartment rentals in Nicosia makes this property particularly attractive for investors.

Do not miss the opportunity to own a modern top-floor apartment in one of Nicosia's most desirable residential locations.

Contact G&P Lazarou Estate Agents today at +357 22024949 or email sales@gplazarou.com to arrange your private viewing!

Details

Property Type: **Apartment**
Website

Status: **Available**

Unit Number: **402**

Main Features

Property Subtype: **Standard Apartment**
Bathrooms: **3**
Covered Parking: **2**

Construction Stage: **Off-plan**
Kitchen Type: **Open Plan**
Floors Building: **4**

Bedrooms: **3**
Furnished: **Unfurnished**

Area

Internal Area: **108m²**

Covered Verandas: **28m²**

Covered Area: **136m²**

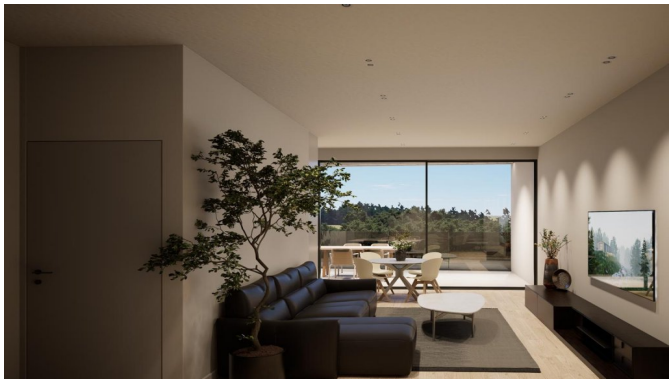
Further Details

Elevator, Storage Space

Gallery











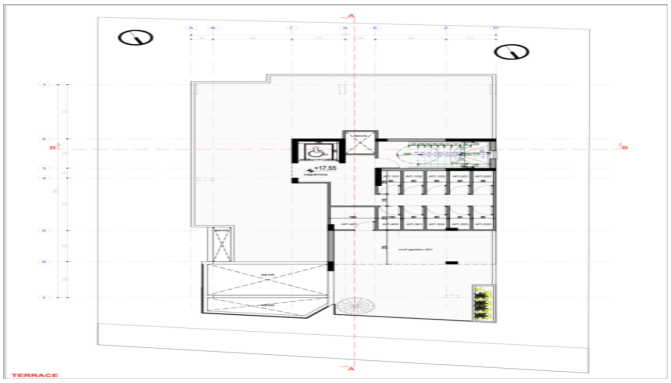



2ND FLOOR


3RD FLOOR


4TH FLOOR


GROUND FLOOR


TERRACE