

DP07775/RBC\_3889

# Three-storey building in Agios Dometios, Nicosia in Agios Dometios, Nicosia

Agios Dometios, Nicosia House  
Price

**€670,000**

\* Not Subject to VAT

# Description

This asset is a three-storey residential building in Agios Dometios, Nicosia. The ground floor constructed on c. 1969 and consists of a living/dining area with fireplace, a kitchen, three bedrooms, a bathroom and a guest toilet. The first floor constructed in c.1983 and consists of an open plan living/dining area with fireplace, a kitchen, three bedrooms, a bathroom and a guest toilet. The second floor was constructed in c.1990 and comprises of an open office area, two rooms, a bathroom a kitchen and a large uncovered balcony with a barbeque area. The wider area of the property comprises of residential developments that enjoys easy accessibility towards Nicosia city centre. The asset falls within planning zone Eβ3, with building density coefficient of 160%, coverage coefficient of 50%, in 6 floors and a maximum height of 24m.

## MAIN FEATURES:

**Internal area**  
433m<sup>2</sup>

**Bathrooms**  
3

**Covered Verandas**  
N/A m<sup>2</sup>

**Floor**  
0

**Parking Spaces**  
N/A

**Furnished**  
Yes

**Energy Class**  
0

## Property Details

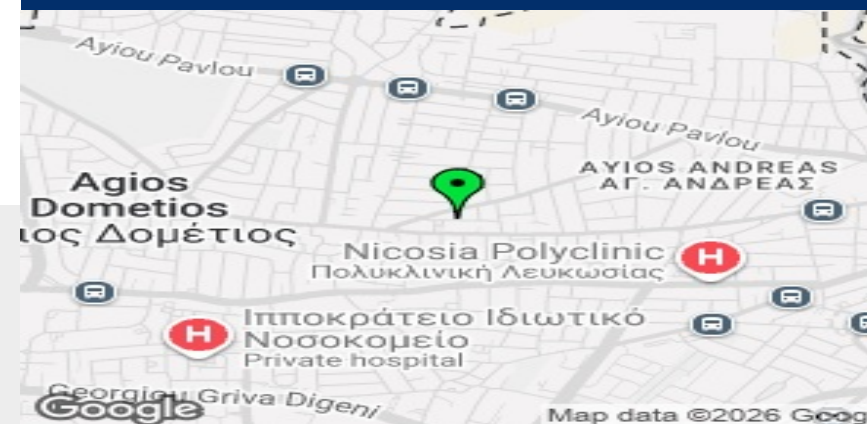
|                                               |                                                   |                                                   |                                             |                                              |
|-----------------------------------------------|---------------------------------------------------|---------------------------------------------------|---------------------------------------------|----------------------------------------------|
| <input type="checkbox"/> Air Conditioning     | <input checked="" type="checkbox"/> Fireplace     | <input type="checkbox"/> Guestroom                | <input type="checkbox"/> Storage room       | <input type="checkbox"/> Solar Heater        |
| <input type="checkbox"/> Alarm System         | <input checked="" type="checkbox"/> Barbeque Area | <input type="checkbox"/> Basement                 | <input type="checkbox"/> Shower             | <input type="checkbox"/> Photovoltaic System |
| <input type="checkbox"/> Ensuite Toilet       | <input type="checkbox"/> Swimming Pool            | <input checked="" type="checkbox"/> Dining Room   | <input type="checkbox"/> Gym                | <input type="checkbox"/> Garden              |
| <input type="checkbox"/> Jacuzzi              | <input type="checkbox"/> Double Glaze Windows     | <input type="checkbox"/> Showroom                 | <input checked="" type="checkbox"/> Kitchen | <input type="checkbox"/> Near Beach          |
| <input type="checkbox"/> Central Heating      | <input type="checkbox"/> Roof Garden              | <input checked="" type="checkbox"/> Barbeque Area | <input type="checkbox"/> Spa                | <input type="checkbox"/> Near Public Park    |
| <input checked="" type="checkbox"/> City View | <input type="checkbox"/> Countryside              | <input type="checkbox"/> Raised Floor             |                                             |                                              |



## Modern Home For Modern Life



Location:





## Get In Touch

📍 27, Diagorou Str. 4th Floor, 1097 Nicosia, Cyprus

🌐 [delfiproperties.com.cy](https://delfiproperties.com.cy)

✉ [info@delfiproperties.com.cy](mailto:info@delfiproperties.com.cy)

📞 [80070008](tel:80070008)

📞 [+357 22 000093](tel:+35722000093)

## Disclaimer

Delfi Properties and Delfi Real Estate, its clients and any joint agents give notice that 1: They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Delfi Properties have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.