

# Two-bedroom apartment in Panagia, Nicosia

**FOR SALE - € 165,000 EUR**



<https://www.mayfaircyprus.net/p/241135>

Prop No. **241135**  
City: **Nicosia**  
Area: **Panagia**  
Bedrooms: **2 Bedrooms**  
Bathrooms: **1 Baths**  
Covered area: **17 m<sup>2</sup>**  
Plot: **1076 m<sup>2</sup>**  
Title deeds: **Yes**  
Property Type: **Apartment**  
Condition: **Resale**

Two bedroom apartment situated on the 1st floor and located in Nicosia, Panagia. The apartment consists of a living-dining-kitchen in an open plan area, guests's toilet, family bathroom and two bedrooms. Furthermore the apartment has exclusive right of use of a storage room (no. 3), and a covered parking space (no. 17) on the ground floor.

The asset is currently rented producing 3.6% ROI.

The asset is located along 11 Ipeirou street, and it is about 1.5km west of the town centre, about 300m northeast of Larnakos Avenue, about 270m north of Satiriko theater. The wider area of the property is mostly characterised as residential.

The property falls within Zone Kα3, with a building coefficient of 140%, coverage of 50%, and permission for 4 floors (17m) of construction.

## Property features

### Mayfair Properties

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