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**For Sale**  
**€370,000**  
**Dali, Nicosia**  
**Ref: 12151**



## **Two-storey house in Panagia Evangelistria, Dali, Nicosia**

38% of a residential plot. Within the plot there is a two-storey house in Panagia Evangelistria, Dali, Nicosia.

The house comprises of a sitting area, dining area, a kitchen and an office in an open plan area, a guest w/c on the ground floor and a laundry room, three bedrooms, two of which are en-suite with a shower and walk in wardrobe and the third with jacuzzi and walk in wardrobe on the first floor. Note that in every bedroom above the shower/jacuzzi and the walk-in wardrobe there are attics. Externally there is a covered /uncovered verandas, two parking spaces, a storeroom and a garage.

The asset is located approximately 1.2km from B1 motorway and Dali community centre.

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

### **Main Features**

Property Type: **House**

Bedrooms: **3**

Bathrooms: **3**

Furnished: **Unfurnished**

Cover Factor: **35%**

Building Density: **60%**

### **Property Details**

Covered Verandas: **23m<sup>2</sup>**

Uncovered Verandas: **74m<sup>2</sup>**

Covered Area: **288m<sup>2</sup>**

Plot Area: **716m<sup>2</sup>**