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### 800m<sup>2</sup> Building for Rent in Limassol

We present to your attention a unique building for sale in the heart of Limassol, located on Heroes Square. The sale of the building is carried out directly from the owner, without intermediaries



The building consists of:

1st floor:

- on the east side, facing the park, there is a cafe-restaurant, with a separate kitchen, a dedicated area for washing dishes, a separate bathroom and shower for staff, as well as a fire exit. Also, 2 men's and 2 women's toilets.

There is a license that can be renewed after renovation.

- on the west side, facing the park, there is a nightclub that had a cabaret license, which can be renewed after renovatio...

Property Info		Plot / Area Info		Additional info	
Covered Area	800			Reference Numb	er <b>6368</b>
Total Number of Floors <b>2</b>				Property type	Building
Energy Efficiency B				Condition	Pre-Owned
Amenities	Location				
	Location: Limassol Coordinates: 34.67937	/2417187 / 33.04533995397	Region: <b>Limassol</b>		



#### Price: €32 000 + VAT

VAT for this property is €5,240 or €6,080. VAT usually is 19%. If it is your first purchase of property, you can have VAT reduced to 5% for the first 150sq.m. of the property.

VAT	Excluded	Title transfer fee Price per SQM	~€480.00 €40.00/m	Common expenses	None
Repres	entative: MyS	Space			
Registratio	on number	229/E	Email	myspace.cyprus@gmail.com	
License nu	mber	1047	Legal name	MYSPACE Real Estate/ A.SP.Thinkrealty lto	I
Phone: <b>+3</b>	5795129336, +3579	9409010			

### **Price change history**

€32 000 on Jan 6, 2024

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