

## 1440m<sup>2</sup> Building for Sale in Larnaca District

The property is a four storey commercial building named Imperial Court in Agios Nicolaos quarter Larnaca. The building is adjacent to Agias Faneromenis avenue and on Macedonia s street. It is located 700m from the junction of Faneromeni and Artemidos avenues. The building has a covered area of 1 440sqm a mezzanine of 225sqm a basement of 650m and 170sqm uncovered verandas. It consists of 2 shops on the ground floor 6 apartments and 2 offices on the upper floors. It offers close proximity to all amenities and excellent access to Larnaca s city center. The property is partly occupied. Covered Area 1 440 m2 Total area 2 315 m2 Land area 828 m2 Uncovered verandas 170 m2 Mezzanine area 225 m2 ...

### Property Info

Covered Area

**1440**

### Plot / Area Info

Plot area

**828**

### Additional info

Reference Number

Property type

Condition

**VL19400**

**Building**

**Brand New**

### Amenities

- Balcony

### Location

Region: **Larnaca**

## Price: €2 550 000 + VAT

VAT for this property is **€447,313** or **€484,500**. 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	<b>Excluded</b>	Title transfer fee	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 771.00/m²</b>		

## Representative: Nicolaou Estates

Registration number	<b>693</b>	Email	<b>pnicolaou@nicolaouestates.com</b>
License number	<b>365/E</b>	Legal name	<b>Nicolaou Estates LTD</b>
Phone:			

## Price change history

€2 550 000 on Nov 4, 2023





