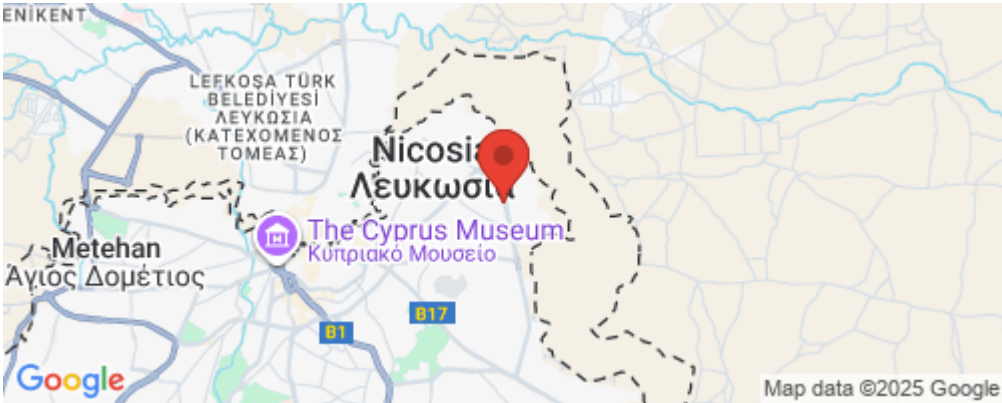


1392m² Building for Sale in Nicosia - Kaimakli

Reference ID: #SA32960Price details: €1,450,000The property is located in Kalimakli Quarter, Nicosia district.The ground floor of the building consists of a showroom, 9 offices, archive room, strong room, kitchen, toilets and storage. The first floor consist of 5 offices, a conference room and toilets.Externally, there are covered and uncovered parking spaces.Current planning zone’s permitted usages include university dorms.The Mixed Use Building was constructed approximately in 1974.The property falls within Zone ΕΠ6



Property Info

Covered Area **1392**
Energy Efficiency **N/A**

Plot / Area Info

Plot area **2532**
Parking **Yes**

Additional info

Reference Number **SA32960**
Property type **Building**
Condition **Pre-Owned**

Amenities

- Storage room

Location

Location: Nicosia - Kaimakli
Coordinates: **35.180466449665 / 33.394495881048**

Region: **Nicosia**

Price: €1 450 000 + VAT

VAT for this property is **€253,625** or **€275,500**. 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	Excluded	Title transfer fee	~€54 600.00	Common expenses	None
		Price per SQM	€1 042.00/m²		

Representative: Smart Assets

Registration number	1109	Email	info@smartassets.com.cy
License number	317/E	Legal name	N/A
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Price change history

€1 750 000 on Dec 23, 2023

€1 450 000 on Apr 5, 2024

