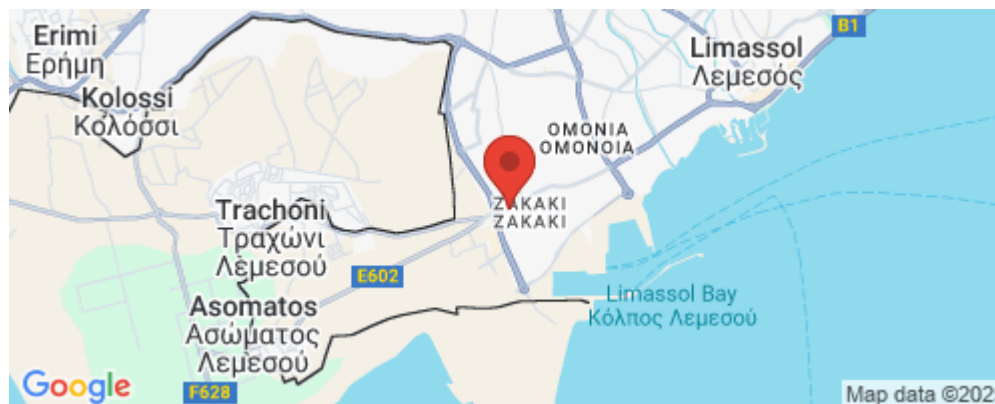


## 5945m<sup>2</sup> Building for Sale in Limassol - Zakaki

Reference ID: #SA32789 Price details: €8,250,000 Newly renovated commercial building with the highest quality of materials and equipment. The building comprises of basement, ground floor and mezzanine with 76 overground and underground parking spaces. The asset is located in close proximity to MyMall and the new Casino, with easy access to the highway. Large scale developments and infrastructure projects are revitalizing the surrounding area. Property features: Concealed multi-split type air conditioning, air-holding units, epoxy painted underground and asphalt coded ground parking area. Occupancy: Vacant.



### Property Info

|                        |             |
|------------------------|-------------|
| Covered Area           | <b>5945</b> |
| Total Number of Floors | <b>1</b>    |
| Energy Efficiency      | <b>N/A</b>  |

### Plot / Area Info

|           |             |
|-----------|-------------|
| Plot area | <b>5355</b> |
| Parking   | <b>Yes</b>  |

### Additional info

|                  |                  |
|------------------|------------------|
| Reference Number | <b>SA32789</b>   |
| Property type    | <b>Building</b>  |
| Condition        | <b>Pre-Owned</b> |

### Amenities

- Storage room

### Location

**Location:** Limassol - Zakaki

Coordinates: **34.65705237883 / 32.999569178193**

Region: **Limassol**

## Price: €8 250 000 + VAT

VAT for this property is **€1,538,358** or **€1,567,500**. 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>~€326 600.00</b>            | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€1 388.00/m<sup>2</sup></b> |                 |             |

## Representative: Smart Assets

|                            |              |            |                                |
|----------------------------|--------------|------------|--------------------------------|
| Registration number        | <b>1109</b>  | Email      | <b>info@smartassets.com.cy</b> |
| License number             | <b>317/E</b> | Legal name | <b>N/A</b>                     |
| Phone: <b>+35777000111</b> |              |            |                                |

## Price change history

€8 833 000 on Dec 23, 2023

€8 250 000 on Nov 28, 2024

