


## 418m<sup>2</sup> Building for Sale in Limassol - Agios Nicolaos

The building consists of two shops on the ground level and an office on the upper level with garage area at the rear end. The shops have a covered area of 169m<sup>2</sup>, 1st floor 159m<sup>2</sup>, Covered parking 90m<sup>2</sup>. 5 floor allowance. 

### Property Info

Covered Area	<b>418</b>
Total Number of Floors	<b>2</b>
Furnishing	<b>Unfurnished</b>
Heating	<b>Central Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>617</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>B-94845</b>
Property type	<b>Building</b>
Condition	<b>Pre-Owned</b>

### Amenities

### Location

**Location:** Limassol - Agios Nicolaos      Region: **Limassol**  
**Coordinates:** **34.69353231 / 33.05751794**

## Price: €1 300 000 + VAT

VAT for this property is **€181,689** or **€247,000**. 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>~€48 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 110.00/m²</b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
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## Price change history

€1 300 000 on Sep 4, 2023

