

## 110m<sup>2</sup> Commercial for Sale in Melini, Larnaca District

Two Bedroom Farm House For Sale in Melini Village with Land Deeds□□\*\*\*PRICE REDUCTION\*\*\*(was €290.000)\*\*\*□□This well presented 2 bedroom farmhouse house is set on large plot of 6775 m2, located in a small mountainous village in the Larnaca district.□□The property has a spacious open plan kitchen, diner, lounge, two double bedrooms and a family bathroom. The lounge area has a built in log burner for the cooler months. Outside there is a covered veranda with wooden pergola and two outbuildings currently used for storage.□□Plot consists of 230 citrus trees, 70 fruit trees, olive trees, walnut trees and almond trees. The annual income from the ex...



Property Info Plot / Area Info

Covered Area 110

Amenities Location

Location: Melini Region: Larnaca

Coordinates: **34.867046** / **33.157152** 

## **Additional info**

Reference Number epcc3538

Property type **Other Commercial** 

Condition **Pre-Owned** 

Bathrooms 1



Price: €270 000 + VAT

VAT for this property is €13,500 or €51,300. 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 ~€7 400.00

Price per SQM €2 455.00/m²

Common expenses None

## **Representative: Emerald Property Consultants**

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## **Price change history**

€290 000 on Jan 17, 2024 €270 000 on Feb 14, 2025















