

## 498m<sup>2</sup> Commercial for Sale in Kato Paphos

A COMMERCIAL BUILDING/PLOT FOR THE BRAVE-RENOVATORS & DEVELOPERS DELIGHT!This property is 721m<sup>2</sup> with building density of 80% (498 m<sup>2</sup>) and a 2 floor capacity.If you are looking for an investment then STOP! YOU FOUND IT!This building contains 3 shops, one 4-bed house, an apartment and still has the building density to build more!It is walking distance to the sea and has a beautiful unobstructed sun set view.Any investor, ambitious renovator or developer would see this as a golden opportunity for a magnificent investment to create something glorious and sell it for a profit and still have an apartment on the side for you to stay in.The shops are on the main road with a huge front cov... X

**Property Info**

Covered Area	<b>498</b>
Covered Veranda	<b>24</b>
Total Number of Floors	<b>2</b>
Furnishing	<b>Unfurnished</b>

**Plot / Area Info**

Plot area	<b>721</b>
Parking	<b>Covered, Yes</b>

**Additional info**

Reference Number	<b>B-107284</b>
Property type	<b>Other Commercial</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>2</b>

**Amenities****Location**

**Location:** Kato Paphos                    **Region:** **Paphos**  
**Coordinates:** **34.75587 / 32.410806**

## Price: €1 500 000 + VAT

VAT for this property is **€221,747** or **€285,000**. 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 Price per SQM	<b>~€56 600.00</b> <b>€3 012.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
License number	<b>344/E</b>	Legal name	<b>FOX Smart Estate Agency Network Ltd</b>
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## Price change history

€1 500 000 on Jul 12, 2023

