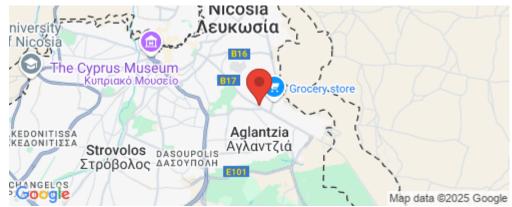
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718m² Plot for Sale in Aglantzia, Nicosia District

The property is a prime location commercial plot in Aglantzia. It is located on Larnakos Avenue, within walking distance from the junction of Larnakos and Aglantzias Avenues. They are considered the main commercial streets of the area with huge commercial activity. The plot has an area of 718sqm and a frontage of 20m. It is suitable for the development of shops, offices or a combination of both.



Within the plot, there are two separate residences built in 1955 with a total area of 241sqm. Its excellent location provides easy access to the city centre and the highway. The field is surrounded by commercial developments, offices, blocks of apartments and all amenities.

Property Info		Plot / Area Info		Additional info	
Covered Area 24	41	Plot area	718	Reference Number Property type Condition	6585 Land and Plots Pre-Owned

 Amenities
 Location

 Location: Aglantzia
 Region: Nicosia

 Coordinates: 35.158093 / 33.392922



Price: €552 500 + VAT

VAT for this property is €56,832 or €104,975. 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	~€18 700.00	Common expenses	None
		Price per SQM	€769.00/m²	common expenses	

Representative: GoGordian (Gordian Servicing)

Registration number	N/A	Email	seraclidou@gordianservicing.com
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Price change history

€685 000 on Jul 19, 2023 €650 000 on Dec 13, 2023 €552 500 on Sep 25, 2024

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