

## 446m<sup>2</sup> Commercial for Sale in Limassol District

The building is a young age built with good quality materials with columns and masonry of reinforced concrete, brick and flat roof. Both the store and the office spaces on the floors have a ceramic floor and internal wood doors. They have external doors and glass windows in an aluminum frame. They have split unit air conditioners in all areas. The ground floor communal areas, the entrances to the floors and part of the staircase have a granite floor. The building is served by a stairwell and a lift. The ground floor of the building is externally lined with limestone stone. It is very good condition and maintenance.

The immediate area of the property has been substantially upgraded i...

### Property Info

### Plot / Area Info

Covered Area **446**

### Additional info

Reference Number	<b>15914</b>
Property type	<b>Other Commercial</b>
Condition	<b>Pre-Owned</b>

### Amenities

### Location

Region: **Limassol**

## Price: €2 700 000 + VAT

VAT for this property is **€385,870** or **€513,000**. 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>~€104 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6 054.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
License number	<b>367/E</b>	Legal name	<b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b>
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## Price change history

€2 700 000 on May 22, 2024

