

## 2805m<sup>2</sup> Building for Sale in Engomi, Nicosia District

Incomplete commercial building complex in a very good location in Egkomi Municipality in Nicosia District.

The property is ideally situated close to a plethora of amenities and services such as cafes, restaurants, shops supermarket etc. In addition, the “Mall of Egkomi” and the 28th of October avenue are also a short drive away.

The building on the northeastern part comprises of a ground floor and a 1st floor and it level of construction and maintenance is good. It consists of office spaces, hygiene areas, reception, conference rooms, laboratories etc. The building is rented for 7,128 Euro per month. It has an area of 1155 sqm (approx.).

The building on the no...

### Property Info

### Plot / Area Info

### Additional info

Covered Area

**2805**

Plot area

**3549**

Reference Number

**27594**

Property type

**Building**

Condition

**Pre-Owned**

Construction Year

**1990 and older**

### Amenities

### Location

**Location:** Engomi Region: **Nicosia**

## Price: €3 500 000 + VAT

VAT for this property is **€638,797** or **€665,000**. 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>~€136 600.00</b>	Common expenses	<b>None</b>
Title deed	<b>Has Title</b>	Price per SQM	<b>€1 248.00/m<sup>2</sup></b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
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## Price change history

€3 500 000 on May 23, 2024

