

450m² Commercial for Sale in Limassol District

Ground floor shop

208m² in total, 9.5 meters street frontage

Please note that the property was rented out as a restaurant and has all the necessary permits including building permit, CTO license and license to operate as a restaurant.

It has capacity of 90 people with its current configuration.

Alternatively it can also operate as a normal shop or an office.

Mezzanine office

243m² in total, access by elevator and a staircase.

Please note that the property is rented out as an office for €3000 per month.

Property Info

Plot / Area Info

Additional info

Covered Area

450

Plot area

210

Reference Number

21532

Property type

Other Commercial

Construction Year

2018

Amenities

Location

Region: **Limassol**

Price: €1 200 000 + VAT

VAT for this property is **€172,000** or **€228,000**. 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.

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|-----|-----------------|--------------------|---------------------|-----------------|-------------|
| VAT | Excluded | Title transfer fee | ~€44 600.00 | Common expenses | None |
| | | Price per SQM | €2 667.00/m² | | |

Representative: 1st Class Homes

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|--|--------------|------------|--|
| Registration number | 690 | Email | info@1stclass-homes.com |
| License number | 367/E | Legal name | KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD |
| Phone: +35725310243, +35770000889 | | | |

Price change history

€1 200 000 on May 23, 2024

