

## 2115m<sup>2</sup> Commercial for Sale in Nicosia - Kaimakli

A three storey building formerly occupied by a supermarket, which has been erected on three adjacent plots. The supermarket, on the ground floor, is of total area of 2.115 sqm and consists of a main store with cashier points, a fruit market, a bakery, a meat/fish market and refrigerators. The mezzanine has a total area of 900 sqm and comprises of office rooms, kitchen and toilets. There is also a basement with a total area of 1.575 sqm which is used as parking place. It is noted that the building has two of the plots, whereas the third plot is used as a parking. The property falls within the following two Planning Zones: Industrial zone B&1/BE1 with a maximum building dens...

### Property Info

### Plot / Area Info

### Additional info

Covered Area	<b>2115</b>	Plot area	<b>6159</b>	Reference Number	<b>33685</b>
				Property type	<b>Other Commercial</b>
				Condition	<b>Pre-Owned</b>
				Construction Year	<b>2001-2010</b>

### Amenities

- Storage room

### Location

**Location:** Nicosia - Kaimakli Region: **Nicosia**

## Price: €3 350 000 + VAT

VAT for this property is **€603,238** or **€636,500**. 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>~€130 600.00</b>	Common expenses	<b>None</b>
Title deed	<b>Has Title</b>	Price per SQM	<b>€1 584.00/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

€3 350 000 on May 23, 2024



