

## 2363m<sup>2</sup> Commercial for Sale in Strovolos, Nicosia District

A corner industrial warehouse/showroom situated in Strovolos, Nicosia industrial area.

The property is divided to a warehouse and a showroom/office space on the ground floor and a showroom, storage and office space on the top level, and was used by a furniture company.

The exterior consists of a number of covered and uncovered parking areas and various temporary outbuildings.

The property also benefits from a total road frontage of 100m.

The land value will be subject to vat.

### Property Info

### Plot / Area Info

### Additional info

Covered Area	<b>2363</b>	Plot area	<b>2945</b>	Reference Number	<b>47186</b>
				Property type	<b>Other Commercial</b>
				Condition	<b>Pre-Owned</b>
				Construction Year	<b>1991-2000</b>
				Bathrooms	<b>4</b>

### Amenities

- Storage room

### Location

**Location:** Strovolos Region: **Nicosia**

## Price: €700 000 + VAT

VAT for this property is **€126,779** or **€133,000**. 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>~€24 600.00</b>	Common expenses	<b>None</b>
Title deed	<b>Has Title</b>	Price per SQM	<b>€296.00/m<sup>2</sup></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>

Phone: **+35725310243, +35770000889**

## Price change history

€700 000 on May 24, 2024

