

## 2675m<sup>2</sup> Commercial for Sale in Kokkinotrimithia, Nicosia District

Two leasehold industrial warehouses in Kokkinotrimithia.

It comprises a building in the western part of the plots which are warehouse offices, a large building in the middle of the plots which is the main warehouse and a covered area on the eastern part of the plots.

It has a covered area of 2,675sqm and it is built within a land area of 8,861sqm.

Town planning zone: Industrial

Building density: 90 %

Coverage ratio: 50 %

Max floors: 2

### Property Info

### Plot / Area Info

### Additional info

Covered Area	<b>2675</b>	Plot area	<b>8861</b>	Reference Number	<b>39195</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:** Kokkinotrimithia Region: **Nicosia**

## Price: €1 300 000 + VAT

VAT for this property is **€236,794** or **€247,000**. 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>~€48 600.00</b>	Common expenses	<b>None</b>
Title deed	<b>Has Title</b>	Price per SQM	<b>€486.00/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>

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## Price change history

€1 490 000 on May 26, 2024

€1 300 000 on Oct 24, 2024



