

497m² Building for Sale in Engomi, Nicosia District

A mixed-use building, in Egkomi.

Consists of a showroom with a mezzanine and basement on the ground floor, an office on the 1st floor and a flat on the 2nd floor.

The basement has an area of 345 sq.m., the showroom has a total area of 250 sq.m. and the mezzanine 110 sq.m. The office on the first floor has an internal area of 110 sq.m.

The apartment on the second floor consists of an open plan area with a kitchen, living room and dining room, 3 bedrooms one of the en-suite and a separate bathroom.

The apartment has a total area of 125 sqm, 30 sqm covered verandas and 46 sqm of uncovered verandas. The plot has a land area of 549sqm.

Energy Performance Certifi...

Property Info

Plot / Area Info

Additional info

Reference Number

48608

Property type

Building

Covered Area

497

Plot area

549

Condition

Pre-Owned

Construction Year

2001-2010

Bathrooms

5+

Amenities

Location

Location: Engomi Region: **Nicosia**

Price: €1 200 000 + VAT

VAT for this property is **€177,296** 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.

VAT	Excluded	Title transfer fee	~€44 600.00	Common expenses	None
Title deed	Has Title	Price per SQM	€2 414.00/m²		

Representative: 1st Class Homes

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

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Price change history

€1 350 000 on May 26, 2024

€1 200 000 on Oct 24, 2024

