

## 300m<sup>2</sup> Commercial for Sale in Limassol District

This property consists of 5 shops located in the very Seafront area of Limassol Enaerios:

- 4 shops have been merged into one space, which used to be a restaurant with a covered area of about 300m<sup>2</sup> (including Mezzanine Level), plus very big outdoor veranda area.
- 1 separated shop located a bit further, which is currently rented out, of about 100m<sup>2</sup> (including Mezzanine Level) , plus outdoor veranda. ( -> This Shop now is fully operated by the tenant and offers a good rental income!)

### Property Info

Covered Area **300**  
 Heating **Yes**  
 Air Conditioning **Yes**

### Plot / Area Info

### Additional info

Reference Number **31429**  
 Property type **Other Commercial**  
 Condition **Pre-Owned**  
 Construction Year **1991-2000**

### Amenities

- Storage room

### Location

Region: **Limassol**

## Price: €1 200 000 + VAT

VAT for this property is **€144,000** 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.

VAT	<b>Excluded</b>	Title transfer fee	<b>~€44 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 000.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
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## Price change history

€1 200 000 on May 26, 2024





