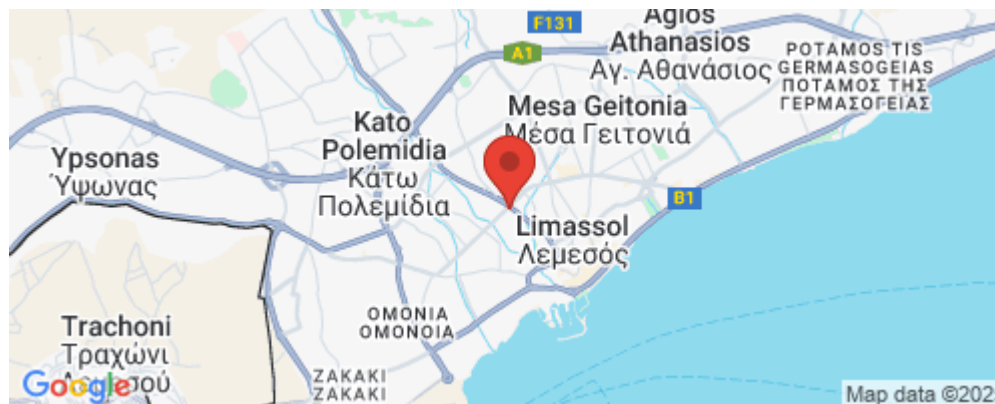


## 734m<sup>2</sup> Building for Sale in Limassol District

Building for sale in the heart of Limassol, at Katholiki area, situated at Makarios Avenue, the most commercial road of Limassol city. The building sits on a 738 square meters plot and holds an Εβ2 commercial zone, offering a 180% building density ratio, 50% coverage ratio, and allowance of six floors of the development. The commercial zone and the plot square meters allow the development of 1,328 square meters of commercial space in total, an ideal option for investors who are seeking to develop new commercial offices in the heart of Limassol. The property has a northeast orientation and connects with two roads. The property is in need of renovation and currently, it offers 5 shops o...



### Property Info

Covered Area

**734**

### Plot / Area Info

Plot area

**738**

Parking

**Uncovered, Yes**

### Additional info

Reference Number

**SC20362**

Property type

**Building**

Condition

**Pre-Owned**

### Amenities

#### Location

Region: **Limassol**

Coordinates: **34.682910193932 / 33.030305788036**

## Price: €2 000 000 + VAT

VAT for this property is **€322,779** or **€380,000**. 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>~€76 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 725.00/m<sup>2</sup></b>		

## Representative: Kazo Real Estate

Registration number	<b>694</b>	Email	<b>info@kazo.com.cy</b>
License number	<b>372/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35770003020, +35725346402</b>			

## Price change history

€2 200 000 on Jul 1, 2024  
 €2 000 000 on Apr 9, 2025

