

## 1140m<sup>2</sup> Building for Sale in Limassol - Agios Athanasios

Given the property's size and existing structure, there are numerous possibilities for redevelopment, including commercial offices (highway visibility ) in Agios Athanasios, next to the roundabout), student studios (all rooms are currently ensuite) or even residential apartments approx 400sqm available per floor. Potential buyers and investors could also explore the possibility of developing the adjacent plot of land which builds an additional 900sqm

**Property Info**

Covered Area

**1140**

Furnishing

**Unfurnished**

Air Conditioning

**All rooms, Yes****Plot / Area Info**

Plot area

**1808**

Parking

**Uncovered, Yes****Additional info**

Reference Number

**25834**

Property type

**Building**

Condition

**Pre-Owned****Amenities**

• Elevator

**Location**

**Location:** Limassol - Agios Athanasios      **Region:** **Limassol**  
**Coordinates:** **34.7109373 / 33.0597452**

## Price: €3 500 000 + VAT

VAT for this property is **€600,526** or **€665,000**. 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 Price per SQM	<b>~€136 600.00</b> <b>€3 070.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: FOX

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## Price change history

€3 500 000 on Jul 17, 2024





