

614m² Commercial for Sale in Nicosia District

The asset concerns a mixed use building and a 78 sq.m. field, located in Trypiotis, (old town) Nicosia. The asset with Reg.No. 1/4645 concerns the mix use building, consisting of a 235 sq.m basement, 120 sq.m. ground floor, 87 sq.m. mezzanine and 2 upper floors consisting of 10 studio apartments in total. The asset with Reg.No 1/1110 is a plot, extending to about 78 sq.m. in total. The property has a rectangular shape and a flat surface. It abuts with Apollonos Street, along its northern border with a frontage of approx. 10m. The assets are located approximately 150m northwest from Eleftheria square, approximately 330m southeast from The Cyprus Museum and approximately 330m southe... ☒

Property Info	Plot / Area Info		Additional info	
Covered Area	614	Plot area	279	Reference Number
				23484
			Property type	Other Commercial
			Condition	Pre-Owned

Amenities	Location
	Region: Nicosia
	Coordinates: 35.1712075 / 33.3596391

Price: €645 000 + VAT

VAT for this property is **€100,490** or **€122,550**. 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 Price per SQM	~€22 400.00 €1 050.00/m²	Common expenses	None
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Representative: Kazo Real Estate

Registration number	694	Email	info@kazo.com.cy
License number	372/E	Legal name	N/A
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Price change history

€910 000 on Aug 2, 2024

€740 000 on Feb 1, 2025

€645 000 on Sep 21, 2025







