

## 5,300m<sup>2</sup> Plot for Sale in Pera, Nicosia District

- ✓ Located in Pera, Nicosia, 400m east of the road to Kapedes village.
- ✓ Irregular shape with slightly even surface
- ✓ 200m from the nearest registered road.
- ✓ Total area: 5300m<sup>2</sup>
- ✓ H3 Residential Planning Zone.
- ✓ The immediate area of the property is mainly characterised by vacant parcels of land.



The asset was acquired by Themis Portfolio Management Holdings Limited within the restructuring framework provided for in the Cyprus tax legislation. We recommend that you seek independent advice regarding any property transfer fees that may be applicable.

| Property Info | Plot / Area Info                   | Additional info |  |
|---------------|------------------------------------|-----------------|--|
|               | Plot area                          | 5300            | Reference Number<br>Property type<br>Condition |
|               |                                    |                 | 35169<br>Land and Plots<br>Pre-Owned           |
| Amenities     | Location                           |                 |  |
|               | Location: Pera                     | Region: Nicosia |  |
|               | Coordinates: 34.901996 / 33.122294 |                 |  |

**Price: €159 000 + VAT**

|     |                 |                    |                             |                 |             |
|-----|-----------------|--------------------|-----------------------------|-----------------|-------------|
| VAT | <b>Excluded</b> | Title transfer fee | <b>~€3 125.00</b>           | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€30.00/m<sup>2</sup></b> |                 |             |

## Representative: Kalogirou Real Estate

|                     |              |            |                                     |
|---------------------|--------------|------------|-------------------------------------|
| Registration number | <b>1104</b>  | Email      | <b>info@kalogirourealestate.com</b> |
| License number      | <b>569/E</b> | Legal name | <b>N/A</b>                          |
| Phone: +35724003723 |              |            |                                     |

## Price change history

€159 000 on Aug 9, 2024







