

## 602m<sup>2</sup> Plot for Sale in Nicosia District

- ✓ Located approx. 1.4km northwest of Agiou Ioannou Gymnasium and around 150 meters west of Archbishop Makariou avenue.
- ✓ Rectangular shape and even surface
- ✓ Total land area: 602m<sup>2</sup>
- ✓ Planning zone: Kα5
- ✓ Road frontage of around 25 meters.
- ✓ Surrounding area consists of vacant plots, apartment complexes and detached/semi-detached houses



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

		Reference Number	<b>38405</b>
Plot area	<b>602</b>	Property type	<b>Land and Plots</b>
		Condition	<b>Pre-Owned</b>

### Amenities

### Location

Region: **Nicosia**  
 Coordinates: **35.100752 / 33.297568**

**Price: €175 000 + VAT**

VAT	<b>Excluded</b>	Title transfer fee	<b>~€3 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€291.00/m<sup>2</sup></b>		

**Representative: Kalogirou Real Estate**

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License number	<b>569/E</b>	Legal name	<b>N/A</b>
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**Price change history**

€175 000 on Aug 9, 2024

