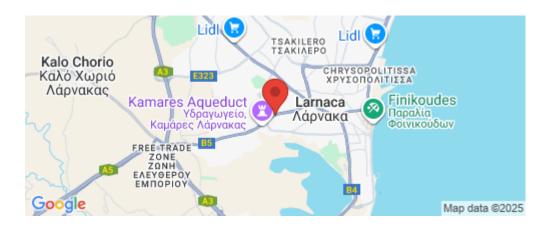
# **INDEX**

## 508m<sup>2</sup> Commercial for Sale in Drosia, Larnaca District

Mixed Use Building for Sale in the prime Drosia area, Larnaca. Great location as it is close to all amenities including schools, supermarkets, shops, coffee shops, restaurants, cinema etc. Just 5 minutes away from Larnaca Center, the harbor and the beach. A 2-minute drive to the new Metropolis Mall of Larnaca. Easy access to Larnaca, Limasol, Nicosia motorway. A 7-minute drive to the airport.



Building for Sale in Drosia area, Larnaca. The building comprises of five shops on the ground floor of which two of them are rented at €3.000 / per month combined. The first floor consists of one two bedroom and one three-bedroom apartment which are also occupied.

The building has a ...

**Property Info** 

Covered Area

508 Plot area Parking 707 Uncovered, Yes

#### Additional info Reference Number Property type Condition

Bathrooms

40976 Other Commercial Pre-Owned 2

## Amenities Location

Location: DrosiaRegion: LarnacaCoordinates: 34.91632074012 / 33.604807229951



### Price: €1 650 000 + VAT

VAT for this property is €245,291 or €313,500. 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 ~€62 600.00	
		Price per SQM <b>€3 248.00/m</b>	Common expenses None

#### **Representative: Kalogirou Real Estate**

Registration number	1104	Email	info@kalogirourealestate.com
License number	569/E	Legal name	N/A

Phone: +35724003723

### **Price change history**

€1 650 000 on Aug 9, 2024

# INDEX

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