

513m² Commercial for Sale in Nicosia District

Shop for Sale in a central location in Trypiotis, Nicosia. The property is ideally situated close to a plethora of amenities and services such as supermarkets, schools, restaurants, shops etc. In addition, it enjoys excellent access to the city center. ✖

The property consists of two shops that have been unified. It is situated on the ground floor of a multi-unit building and it consists of two blocks. It has a total road frontage of 19m along its northeastern boundary. The total enclosed area for shop 1 is 488 sqm, covered verandas 28 sqm, uncovered verandas 4 sqm, and a basement of 710 sqm. Shop 2 has an enclosed area of 25sqm. The wider area consists of commercial developments.

Property Info	Plot / Area Info	Additional info
Covered Area 513		Reference Number 43169
Furnishing Unfurnished	Plot area 2875	Property type Other Commercial
Air Conditioning All rooms, Yes		Condition Pre-Owned
		View City view

Amenities	Location
	Region: Nicosia Coordinates: 35.169600972139 / 33.359354307935

Price: €1 300 000 + VAT

VAT for this property is **€193,784** or **€247,000**. 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	Excluded	Title transfer fee Price per SQM	~€48 600.00 €2 534.00/m²	Common expenses	None
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Representative: Kalogirou Real Estate

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License number	569/E	Legal name	N/A
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Price change history

€1 600 000 on Aug 9, 2024

€1 300 000 on Nov 2, 2024

