

## 105m<sup>2</sup> Office for Sale in Larnaca District

Office in a great Location in Mc Donalds Drive Thru area, Larnaca. Great location, as all amenities, such as Greek and English schools, major supermarkets, entertainment and sporting facilities, are within close proximity. A short drive to Larnaca Town Centre, the harbor and the beach. Easy access to Larnaca, Limassol Nicosia motorway. The lovely residential neighborhood is quiet and family orientated.



Office for sale in Mc Donalds Drive Thru area, Larnaca Town. The office is on the second floor, with internal covered area of 105 sq.m and equipped with a/c. It consists of a spacious waiting/siting area, separate kitchen, 2 separate offices, a main bath with wc and 21 sq.m covered b...

### Property Info

Covered Area **105**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **44926**  
Property type **Office**  
Condition **Pre-Owned**  
Bathrooms **1**  
View **City view**

### Amenities

- Elevator

### Location

Region: **Larnaca**  
Coordinates: **34.93080887873 / 33.623234970193**

## Price: €195 000 + VAT

VAT for this property is **€9,750** or **€37,050**. 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	<b>Excluded</b>	Title transfer fee	<b>~€4 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 857.00/m<sup>2</sup></b>		

## Representative: Kalogirou Real Estate

Registration number	<b>1104</b>	Email	<b>info@kalogirourealestate.com</b>
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## Price change history

€195 000 on Aug 9, 2024



