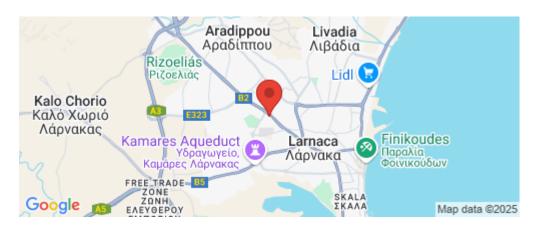


## 198m<sup>2</sup> Office for Sale in Larnaca District

Contemporary Office on a single floor for Sale in New Mall Area, Larnaca. Within close proximity to the New Metropolis Mall of Larnaca. Amazing location, as all amenities, such as schools, major supermarkets, entertainment and sporting facilities, are within close proximity. A short drive to Larnaca Town Center. There is easy access to major highways without getting delayed in any traffic.



Office for Sale in New Mall of Larnaca. The office places on the fourth floor. It consists of an open space with a reception area and 8 offices in total. It also has a separate kitchen, and w/c. Externally has covered & uncovered verandas and offers underground covered parking spaces.

...

Property Info		Plot / Area Info		Additional info	
Covered Area	198			Reference Number	44991
Furnishing	Unfurnished	Parking	Covered, Yes	Property type	Office
Heating	Central Heating, Yes			Condition	<b>Brand New</b>
Air Conditioning	All rooms, Yes			View	Sea view

## Amenities Location

• Elevator Region: Larnaca

Coordinates: **34.9269851** / **33.605268** 



Price: €1 143 906 + VAT

VAT for this property is **€96,019** or **€217,342**. 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 None	Common ovnoncos None
		Price per SQM €5 777	7.00/m <sup>2</sup> 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**

€1 143 906 on Aug 9, 2024









