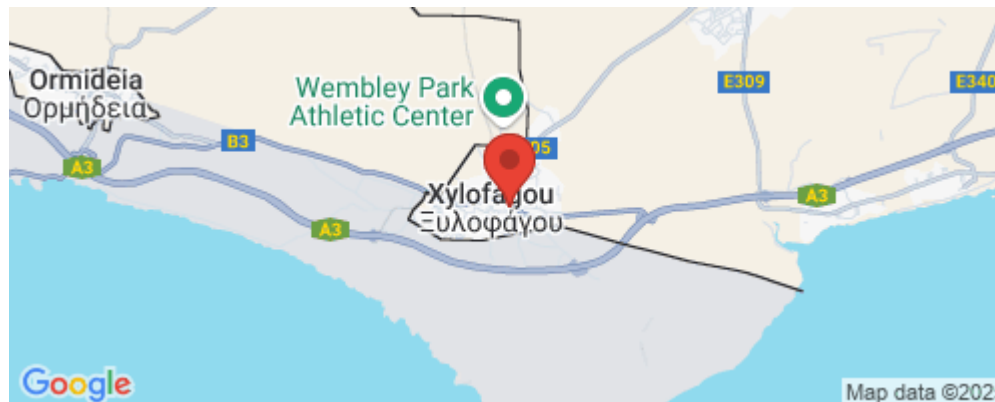


976m² Commercial for Sale in Xylofagou, Larnaca District

Double Story, Mixed-Use Building for Sale in Xylofagou Village, Larnaca. Xylofagou is one of the fertile 'red soil villages' called Kokkinochoria and belongs in the Larnaca district. The village combines the serenity and comfort of a quiet village, with all the amenities that modern life has to offer. Xylofagou area is situated only 10 minutes' drive to Ayia Thekla Beach, 15 minutes to Agia Napa Marina, 25 minutes' drive to Larnaca Center and 25 minutes' drive to the International Airport of Larnaca. An ideal home for permanent residency.



Mixed Use building for sale in Xylofagou. It consists of two blocks with 19 units in total, 4 shops & 15 apartments. Total enclose...

Property Info

Covered Area **976**
Air Conditioning **All rooms, Yes**

Plot / Area Info

Parking **Covered, Yes**

Additional info

Reference Number **45480**
Property type **Other Commercial**
Condition **Pre-Owned**

Amenities

Location

Location: Xylofagou Region: **Larnaca**
Coordinates: **34.976280343003 / 33.852023688056**

Price: €650 000 + VAT

VAT for this property is **€109,514** or **€123,500**. 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	~€22 600.00	Common expenses	None
		Price per SQM	€666.00/m²		

Representative: Kalogirou Real Estate

Registration number	1104	Email	info@kalogirourealestate.com
License number	569/E	Legal name	N/A
Phone: +35724003723			

Price change history

€650 000 on Aug 9, 2024







