

## 100m<sup>2</sup> Commercial for Sale in Larnaca District

Shop with business for sale in New Mall area, Larnaca. Situated close to all necessary amenities and services such as supermarket, schools, restaurants, bakeries etc. In addition, it is located close from Larnaca-Nicosia motorway

Office and shop for Sale in New Mall area, Larnaca. The building of the asset was constructed in 2012 and the shop has a covered area of approximately 100 sqm.

Title Deed Available.

### Property Info

Covered Area **100**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Uncovered, Yes**

### Additional info

Reference Number **46214**  
Property type **Other Commercial**  
Condition **Pre-Owned**

### Amenities

### Location

Region: **Larnaca**

## 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>€1 950.00/m²</b> |                 |             |

## Representative: Kalogirou Real Estate

|                     |              |            |                                     |
|---------------------|--------------|------------|-------------------------------------|
| Registration number | <b>1104</b>  | Email      | <b>info@kalogirourealestate.com</b> |
| License number      | <b>569/E</b> | Legal name | <b>N/A</b>                          |
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## Price change history

€195 000 on Aug 10, 2024





