

2,481m² Plot for Sale in Agia Marina Xyliatou, Nicosia District

This is a 33% share of a residential field extending to approximately 2,481 sq.m (1/3 share of 7.445 sq.m. in total).

Access to the field is via a right of way.

The property falls within Zone H2 with a building coefficient of 90%, coverage of 50%, and permission for 2 floors (8.3m) of construction.

The property is located approximately 300m north of the E907 route (Agia Marina-Vyzakia).



Property Info

Plot / Area Info

Additional info

Covered Area

7.445

Plot area

2481

Reference Number

46406

Property type

Land and Plots

Condition

Pre-Owned

Amenities

Location

Location: Agia Marina Xyliatou

Region: **Nicosia**

Coordinates: **35.0489952 / 33.0493751**

Price: €45 000 + VAT

VAT for this property is **€2,250** or **€8,550**. 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	~€675.00	Common expenses	None
		Price per SQM	€18.00/m²		

Representative: Kalogirou Real Estate

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

€45 000 on Aug 10, 2024

