

## 30,331m<sup>2</sup> Plot for Sale in Kalavastos, Larnaca District

Residential field extending to about 30.331 sq.m. in total located in Kalavastos village, Larnaca.

The property is situated at a higher level offering a nice view of the surrounding area. Its distance to the Larnaca – Limassol motorway is approximately 1.7km.

The property falls within 3 Zones.

Z1, with a building coefficient of 6%, coverage of 6%, and permission for 2 floors (8.3m) of construction and

H3, with a building coefficient of 60%, coverage of 35%, and permission for 2 floors (8.3m) of construction.

Γ3, with a building coefficient of 10%, coverage of 10%, and permission for 2 floors (8.3m) of construction.

Property Info		Plot / Area Info		Additional info	
				Reference Number	46609
Covered Area	30.331	Plot area	30331	Property type	Land and Plots
				Condition	Pre-Owned
Amenities		Location			
		Location: Kalavastos		Region: Larnaca	
		Coordinates: 34.7653441 / 33.3009549			

## Price: €345 000 + VAT

VAT for this property is **€17,250** or **€65,550**. 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	<b>Excluded</b>	Title transfer fee	<b>~€10 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€11.00/m<sup>2</sup></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>
Phone: +35724003723			

## Price change history

€345 000 on Aug 10, 2024



