

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

Residential field extending to about 30.331 sq.m. in total located in Kalavasos 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		
Covered Area	<b>30.331</b>	Plot area	<b>30331</b>	Reference Number	<b>46609</b>
				Property type	<b>Land and Plots</b>
				Condition	<b>Pre-Owned</b>

Amenities	Location
	<b>Location:</b> Kalavasos Region: <b>Larnaca</b> Coordinates: <b>34.7653441 / 33.3009549</b>

## 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 Price per SQM	<b>~€10 400.00</b> <b>€11.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## 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

€345 000 on Aug 10, 2024

