

## 24,904m<sup>2</sup> Plot for Sale in Pera, Nicosia District

Two adjacent agricultural fields (80% share of the field with reg no. 0/17569) , extending to about 28.763 sq.m. in total with access via an under registration dirt road.

The assets are located approximately 650m southeast of the centre of Kampia village and approximately 320m to Analiontas road.

The properties consists of:

80% share of property with registration number 0/17569, extending to approximately 19.296 sq.m. in total and falls within Zone Γ3, with a building coefficient of 10%, coverage of 10%, and permission for 2 floors (8.3m) of construction.

100% share of property with registration number 0/17570, extending to approximately 9.467sq.m. in total an...



### Property Info

Covered Area

**28.763**

### Plot / Area Info

Plot area

**24904**

### Additional info

Reference Number

**46681**

Property type

**Land and Plots**

Condition

**Pre-Owned**

### Amenities

#### Location

**Location:** Pera

Region: **Nicosia**

Coordinates: **35.004098 / 33.262922**

## Price: €140 000 + VAT

VAT for this property is **€7,000** or **€26,600**. 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>~€2 650.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6.00/m<sup>2</sup></b>		

## Representative: Kalogirou Real Estate

Registration number	<b>1104</b>	Email	<b>info@kalogirourealestate.com</b>
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## Price change history

€140 000 on Aug 10, 2024



