

## 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

### Plot / Area Info

### Additional info

Covered Area

**28.763**

Plot area

**24904**

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

