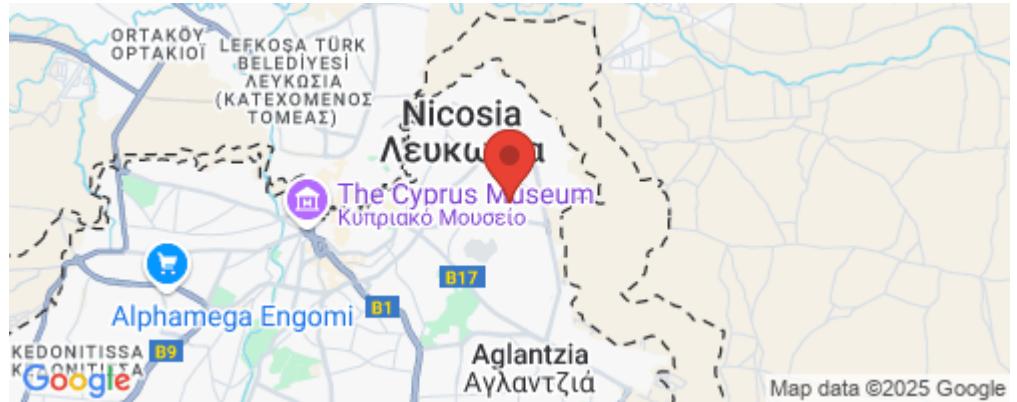


## 1780m<sup>2</sup> Commercial for Sale in Nicosia District

“Properties listed with a Reserve Price indicate that the Seller reserves its right to not accept offers below the specified price. All offers must exceed the Reserve Price. While lower offers may be submitted, they are unlikely to be considered by the Seller.” A 14% distributed share of land, 1.350 sq.m. out of 10.099 sq.m.in total, including a two-storey commercial building with a basement located in Panagia industrial area, Nicosia. The ground floor consists of an entrance space, an office, four rooms, sanitary areas, and a kitchen. The first floor consists of 2 rooms, of which flooring and wall painting is incomplete. Furthermore, the basement consists of two storage sp...



### Property Info

### Plot / Area Info

Covered Area **1780**

### Additional info

Reference Number **22752**  
 Property type **Other Commercial**  
 Condition **Pre-Owned**

### Amenities

### Location

Region: **Nicosia**  
 Coordinates: **35.1755999 / 33.3905807**

## Price: €490 000 + VAT

VAT for this property is **€87,319** or **€93,100**. 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>~€16 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€275.00/m²</b>		

## Representative: Kazo Real Estate

Registration number	<b>694</b>	Email	<b>info@kazo.com.cy</b>
License number	<b>372/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35770003020, +35725346402</b>			

## Price change history

€750 000 on Aug 26, 2024

€490 000 on May 7, 2025



















