

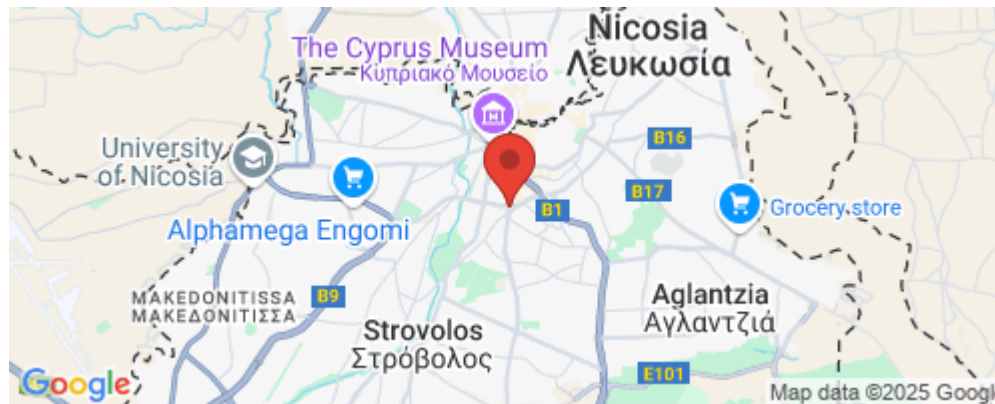
## 251m<sup>2</sup> Commercial for Sale in Agioi Omologites, Nicosia District

This prime corner retail unit is situated in Agioi Omologites, the vibrant commercial hub of Nicosia.

With a total area of approximately 251 sq.m., the property was previously utilized as a restaurant.

The ground floor consists of a spacious open-plan area, a storage room, kitchen facilities, and restrooms.

The mezzanine, covering around 135 sq.m., is also laid out with an open-plan space, men's and women's restrooms, changing rooms, staff restrooms with a shower, additional storage, and a kitchen.



The asset further benefits from 28 sq.m. of covered outdoor space and 120 sq.m. of uncovered outdoor areas, offering excellent potential for al fresco seating or ot...

### Property Info

### Plot / Area Info

Covered Area **251**

### Additional info

Reference Number **22423**  
 Property type **Other Commercial**  
 Condition **Pre-Owned**  
 Bathrooms **2**

### Amenities

### Location

**Location:** Agioi Omologites                      Region: **Nicosia**  
**Coordinates:** **35.1627538 / 33.3587072**

## Price: €790 000 + VAT

VAT for this property is **€84,004** or **€150,100**. 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>~€28 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 147.00/m<sup>2</sup></b>		

## Representative: Kazo Real Estate

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## Price change history

€790 000 on Aug 29, 2024



