

## 2850m<sup>2</sup> Commercial for Sale in Strovolos, Nicosia District

The property is a two-storey leasehold industrial warehouse in Strovolos. It is located within the Governmental Industrial Zone of Strovolos, 300m from Nicosia-Limassol highway. X

The warehouse consists of a ground floor, a first floor and a semi-basement.

The ground floor consists of a reception area, offices, kitchen, changing rooms, storage room, boiler rooms, packaging area, production area, fridges, meat smoke room and supplementary areas. The covered area of the ground floor is 1,350sqm.

The first floor consists of offices, storage room, meeting room and a kitchen. The covered area of the 1st floor is 400sqm.

The semi-basement consists of storage rooms, l...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>2850</b>	Plot area	<b>2890</b>	Reference Number	<b>23916</b>
				Property type	<b>Other Commercial</b>
				Condition	<b>Pre-Owned</b>

Amenities	Location
	<b>Location:</b> Strovolos
	Region: <b>Nicosia</b>
	Coordinates: <b>35.126312 / 33.362468</b>

## Price: €650 000 + VAT

VAT for this property is **€118,711** or **€123,500**. 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>~€22 600.00</b> <b>€228.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## 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>
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## Price change history

€950 000 on Sep 10, 2024  
€800 000 on May 28, 2025  
€700 000 on Sep 18, 2025  
€650 000 on Jan 27, 2026

