

## 2201m<sup>2</sup> Commercial for Sale in Pedoulas, Nicosia District

HOTEL IN TROODOS FOR SALE

NICOSIA DISTRICT

PEDULAS VILLAGE



Furnished: Fully Furnished

Basement: Yes

Title Deed: Yes

Plot: 1092m<sup>2</sup>

The property falls within the municipality of Nicosia. The hotel is situated in the center of a mountain village. It consists of the main building which is on four levels (Ground, 1st, 2nd & 3rd floors) as well as another building on its North side, which is connected to the main building and has a basement, ground floor, mezzanine, and a 1st floor/backyard.

Square meters of the buildings:

Building A (Main)

Ground Floor: 115 sq.m

1st Floor: 295 sq.m (nine (9) rooms)

2nd Floor: 323 sq...

### Property Info

Covered Area

**2201**

Energy Efficiency

**B**

Air Conditioning

**All rooms, Yes**

### Plot / Area Info

Plot area

**1092**

### Additional info

Reference Number

**5197**

Property type

**Other Commercial**

Condition

**Pre-Owned**

### Amenities

### Location

**Location:** Pedoulas

Region: **Nicosia**

Coordinates: **34.9682647 / 32.8279578**

## Price: €1 990 000 + VAT

VAT for this property is **€359,113** or **€378,100**. 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 Price per SQM	<b>~€76 200.00</b> <b>€904.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: MySpace

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## Price change history

€1 990 000 on Sep 10, 2024

