

## 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	<b>2201</b>
Energy Efficiency	<b>B</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>1092</b>
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### Additional info

Reference Number	<b>5197</b>
Property type	<b>Other Commercial</b>
Condition	<b>Pre-Owned</b>

### Amenities

### Location

<b>Location:</b> Pedoulas	Region: <b>Nicosia</b>
Coordinates: <b>34.9682647 / 32.8279578</b>	

## 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	<b>~€76 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€904.00/m²</b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b>
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## Price change history

€1 990 000 on Sep 10, 2024

