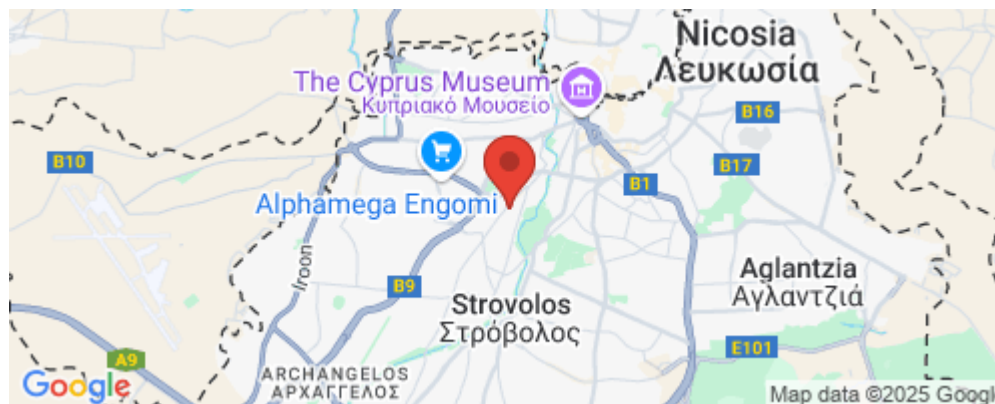


95m² Commercial for Sale in Agioi Omologites, Nicosia District

Shop with mezzanine at a prime location in Agious Omologites, Nicosia.



The ground floor comprises of an open plan area of approximately 93 sq.m. Additionally, the shop offers a mezzanine of 46 approximately sq.m which consists of a kitchen, toilet and a utility room. Furthermore it has an exclusive right of a parking space with no.17 at the ground floor.

The property falls within a dual Zone Kα3(51%), with a building coefficient of 140%, coverage of 50%, and permission for 4 floors (17m) of construction and Zone Eβ3(49%), with a building coefficient of 160%, coverage of 50%, and permission for 6 floors (24m) of construction.

There is a separate title deed for th...

Property Info

Covered Area **95**
Energy Efficiency **In Progress**

Plot / Area Info

Additional info

Reference Number **53928**
Property type **Other Commercial**
Condition **Pre-Owned**
Construction Year **1990 and older**

Amenities

Location

Location: Agioi Omologites
Coordinates: **35.158908874657 / 33.343596103005**

Region: **Nicosia**

Price: €210 000 + VAT

VAT for this property is **€10,500** or **€39,900**. 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	Excluded	Title transfer fee	~€5 000.00	Common expenses	None
		Price per SQM	€2 211.00/m²		

Representative: NCH Real Estate

Registration number	1146	Email	info@nchrealestate.com
License number	571/E	Legal name	N/A
Phone: +35722424203, +35777770532			

Price change history

€210 000 on Oct 11, 2024

