

## 500m<sup>2</sup> Building for Sale in Limassol - Agia Zoni

This is a rare investment opportunity in one of Limassol's most sought-after commercial and residential areas. Situated on the prestigious Makariou Avenue, this property boasts high visibility and easy access, making it ideal for various development projects.

### Key Features

Plot Details: building density: 180%, coverage ratio: 50%, up to 6 floors (subject to planning permits)

Total plot area allows for a multi-story structure with a mix of commercial and residential units

Suitable for offices, retail shops, or luxury apartments

Modern architectural designs can maximize the plot's potential

Located in a high-demand area, surrounded by shops, r...

### Property Info

Covered Area	<b>500</b>
Heating	<b>Yes</b>
Air Conditioning	<b>Yes</b>

### Plot / Area Info

Plot area	<b>447</b>
-----------	------------

### Additional info

Reference Number	<b>55440</b>
Property type	<b>Building</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>1990 and older</b>
Bathrooms	<b>5+</b>

### Amenities

- Storage room

### Location

**Location:** Limassol - Agia Zoni Region: **Limassol**

## Price: €2 900 000 + VAT

VAT for this property is **€429,200** or **€551,000**. 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>~€112 600.00</b>	Common expenses	<b>None</b>
Title deed	<b>Has Title</b>	Price per SQM	<b>€5 800.00/m<sup>2</sup></b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
License number	<b>367/E</b>	Legal name	<b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b>

Phone: **+35725310243, +35770000889**

## Price change history

€2 900 000 on Jan 23, 2025

