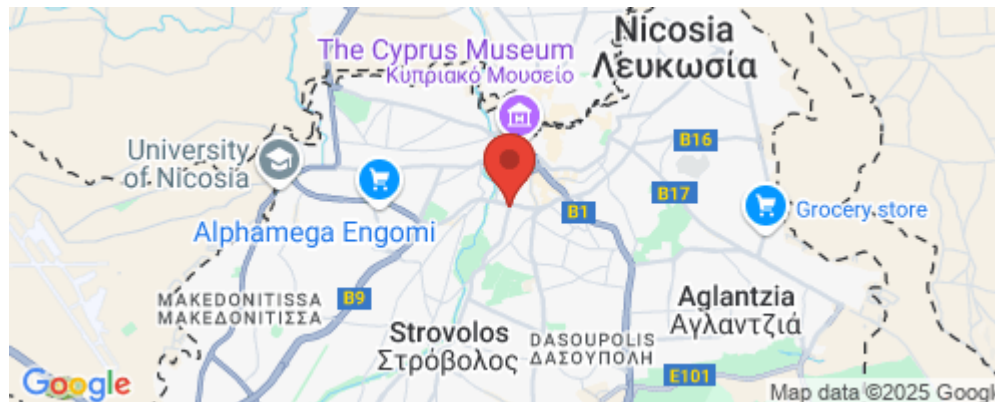


## 337m<sup>2</sup> Office for Sale in Agioi Omologites, Nicosia District

Reference ID: #SA35967 Price details: €550,000 Office in a central and lively location in Agioi Omologites Quarter, in Nicosia Municipality, at a distance of 950 meters (approx.) northeast of the Presidential Palace and 200 meters north of the Agioi Omologites Primary School. The property is ideally situated close to a plethora of amenities and services such as shops, restaurants, cafes, bakeries etc. In addition, it has excellent accessibility to the city center. In general, it is an excellent location with high demand for properties due to its centrality and accessibility. The building was built 20 years ago (approx.) and its level of construction and maintenance is good. Internally t...



### Property Info

Covered Area **337**  
Total Number of Floors **5**

### Plot / Area Info

### Amenities

### Location

**Location:** Agioi Omologites  
**Coordinates:** **35.163005122519 / 33.353990080334**

### Additional info

Reference Number **SA35967**  
Property type **Office**  
Condition **Pre-Owned**

Region: **Nicosia**

## Price: €550 000 + VAT

VAT for this property is **€70,227** or **€104,500**. 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	<b>~€18 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 632.00/m<sup>2</sup></b>		

## Representative: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
License number	<b>317/E</b>	Legal name	<b>N/A</b>
Phone: +35777000111			

## Price change history

€550 000 on Feb 6, 2025







