

## 381m<sup>2</sup> Commercial for Sale in Aradippou, Larnaca District

Commercial Warehouse for Sale in Aradippou area, Larnaca. It is situated within the industrial area of Aradippou and It is 2km far from the main highway Nicosia – Larnaca. The property is 15 minutes’ drive from the Center of Larnaka and 5 minues’ drive from Aradippou village, which consists of a plethora of amenities, and at is also near the Port and the Airport as well. ✖

The property is a workshop, which was formely used for the preparation of food. It has 539sq.m. of internal covered area. The ground floor, which has 381sq.m. of internal covered area, consists of an open plan workshop space, two built in freezers and four built in refrigerators, a storeroom, offices, toilet...

### Property Info

Covered Area

**381**

### Plot / Area Info

Plot area

**1004**

### Additional info

Reference Number

**50454**

Property type

**Other Commercial**

### Amenities

#### Location

**Location:** Aradippou

Region: **Larnaca**

Coordinates: **34.933145934576 / 33.583919213677**

## Price: €368 000 + VAT

VAT for this property is **€49,637** or **€69,920**. 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>~€11 320.00</b>           | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€966.00/m<sup>2</sup></b> |                 |             |

## Representative: Kalogirou Real Estate

|                            |              |            |                                     |
|----------------------------|--------------|------------|-------------------------------------|
| Registration number        | <b>1104</b>  | Email      | <b>info@kalogirourealestate.com</b> |
| License number             | <b>569/E</b> | Legal name | <b>N/A</b>                          |
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## Price change history

€368 000 on Feb 14, 2025

