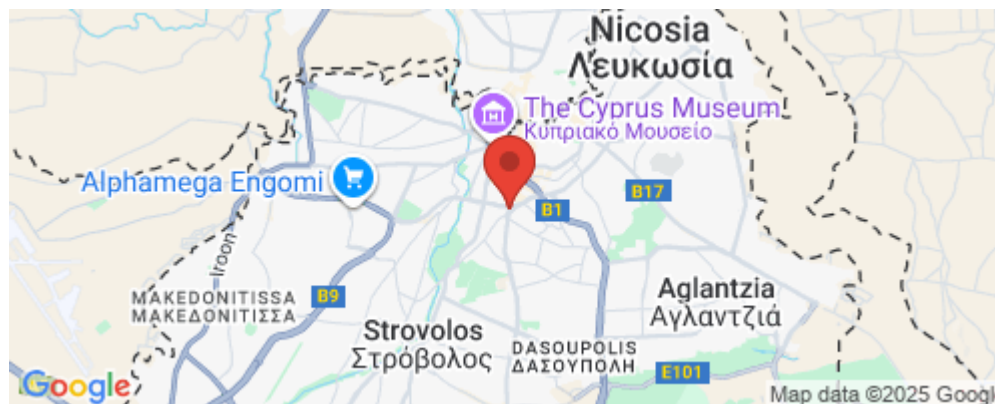


## 251m<sup>2</sup> Commercial for Sale in Nicosia - Acropolis

Reference ID: #SA36505 Price details: €790,000 This prime corner retail unit is situated in Agioi Omologites, the vibrant commercial hub of Nicosia. With a total area of approximately 251 sq.m., the property was previously utilized as a restaurant. The ground floor consists of a spacious open-plan area, a storage room, kitchen facilities, and restrooms. The mezzanine, covering around 135 sq.m., is also laid out with an open-plan space, men's and women's restrooms, changing rooms, staff restrooms with a shower, additional storage, and a kitchen. The asset further benefits from 28 sq.m. of covered outdoor space and 120 sq.m. of uncovered outdoor areas, offering excellent potential for al fr...



### Property Info

### Plot / Area Info

Covered Area **251**

### Additional info

Reference Number **SA36505**  
 Property type **Other Commercial**  
 Condition **Pre-Owned**

### Amenities

### Location

**Location:** Nicosia - Acropolis

Region: **Nicosia**

Coordinates: **35.162648417788 / 33.358471708435**

## Price: €790 000 + VAT

VAT for this property is **€84,004** or **€150,100**. 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>~€28 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 147.00/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

€790 000 on May 16, 2025

