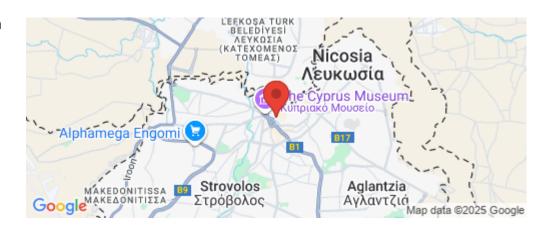


115m² Commercial for Sale in Nicosia

The property is a vacant shop (no. 1) in Nicosia Old Town. It is located on Kostaki Pantelide pedestrian street, a few steps away from the famous Eleftherias Square and Ledras street.



The shop has a covered area of 115sqm and a frontage of 20m.

The shop is part of a three-storey building consisting of three shops and three apartments.

The property has a prominent location in the historic centre of Nicosia surrounded by hotels, retail shops, restaurants, apartments, offices and amenities.

Property Info	Plot / Area Info	Additional info
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Covered Area 1

	Reference Number	16944
115	Property type	Other Commercial
	Condition	Pre-Owned

Amenities Location

> Location: Nicosia Region: Nicosia

Coordinates: **35.170731080173** / **33.359744939571**



Price: €315 000 + VAT

VAT for this property is €15,750 or €59,850. 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 ~€9 200.00

Price per SQM €2 739.00/m²

Common expenses None

Representative: Purple International Real Estate

Registration number 1052 Email info@purpleinternational.eu License number 512/E Legal name A.A. Purple Real Estate Ltd

Phone: **+35723811058**

Price change history

€350 000 on May 23, 2025 €315 000 on Sep 17, 2025



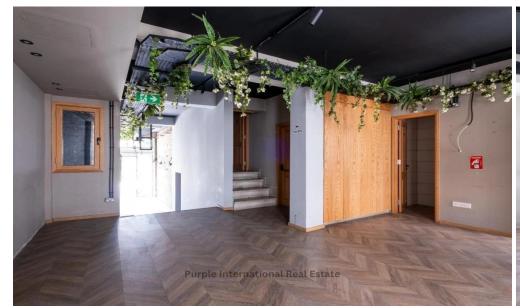






















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