

## 150m<sup>2</sup> Commercial for Sale in Nicosia District

The property is a 75% share of a two-storey mixed-use building in Deneia. It is located 1.5km from Kokkinotrimithia-Astromeriti highway and 120m  from the village centre.

The share corresponds to two shops on the ground floor and one flat on the first floor of the building.

- The shop no. 1 has an internal area of 50sqm and consists of a retail space, a kitchen and a restroom with a bathroom.
- The shop no. 2 has an internal area 40sqm and consists of a retail space, a kitchen and a restroom with a bathroom.
- The flat (door no. 101) has an internal area of 60sqm and 3sqm of covered verandas. It consists of a kitchen, living room, one bedro...

Property Info	Plot / Area Info	Additional info	
Covered Area	<b>150</b>	Plot area	<b>298</b>
		Reference Number	<b>25434</b>
		Property type	<b>Other Commercial</b>
		Condition	<b>Pre-Owned</b>

Amenities	Location
	Region: <b>Nicosia</b> Coordinates: <b>35.167738032045 / 33.146797772294</b>

## Price: €160 000 + VAT

VAT for this property is **€8,000** or **€30,400**. 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 Price per SQM	<b>~€3 150.00</b> <b>€1 067.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: Kazo Real Estate

Registration number	<b>694</b>	Email	<b>info@kazo.com.cy</b>
License number	<b>372/E</b>	Legal name	<b>N/A</b>
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## Price change history

€175 000 on Jul 12, 2025

€160 000 on Jan 27, 2026







