

## 321m<sup>2</sup> Commercial for Sale in Limassol - Agia Zoni

For sale: An off-plan shop with a generous internal space of 321.42 m<sup>2</sup>, located on the ground floor and offering direct street access. The shop boasts an A rating, ensuring lower operating costs and a smaller environmental footprint.



Situated in the lively Agia Zoni area, this shop benefits from high visibility and excellent foot traffic. Agia Zoni is known for its vibrant mix of businesses, residential buildings, and services, creating a dynamic environment ideal for retail, offices, or showrooms. The location provides easy access to major city routes, ensuring convenience for clients and staff alike.

The shop is brought to you by Fox Realty – Limassol/Paphos, recogni...

### Property Info

Covered Area	<b>321.42</b>
Furnishing	<b>Unfurnished</b>
Heating	<b>Central Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>31007</b>
Property type	<b>Other Commercial</b>
Condition	<b>Brand New</b>

### Amenities

- Elevator

### Location

**Location:** Limassol - Agia Zoni      Region: **Limassol**  
**Coordinates:** **34.681920935478 / 33.046103566402**

## Price: €3 080 000 + VAT

VAT for this property is **€383,705** or **€585,200**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€9 595.00/m²</b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
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## Price change history

€3 080 000 on Sep 6, 2025





