

## 5820m<sup>2</sup> Commercial for Sale in Nicosia - Kaimakli

Reference ID: #SA32129 Price details: €2,900,000 Three adjacent industrial plots with two buildings are located within the industrial area of Kaimakli, Nicosia district. The building on the first parcel is divided into a ground floor of approximately 1.570 sq.m. and a semi-basement of approximately 1.545 sq.m., in total 3.115 sq.m., approximately 175 sq.m. of uncovered verandas and land area of approximately 3.113 sq.m. The ground floor of two levels, consists of an open plan exhibition area and a mezzanine used as storage space. The second level is comprised of offices, storage rooms, a kitchen, production control room, production area and an uncovered veranda. The lower level consists of ...



### Property Info

Covered Area	<b>5820</b>
Energy Efficiency	<b>N/A</b>

### Plot / Area Info

Plot area	<b>8726</b>
Parking	<b>Yes</b>

### Additional info

Reference Number	<b>SA32129</b>
Property type	<b>Other Commercial</b>
Condition	<b>Pre-Owned</b>

### Amenities

- Parking

### Location

**Location:** Nicosia - Kaimakli  
Coordinates: **35.179445444235 / 33.390813661647**

Region: **Nicosia**

## Price: €2 900 000 + VAT

VAT for this property is **€540,536** or **€551,000**. 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>~€112 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€498.00/m²</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

€2 900 000 on Oct 19, 2023

