

705m² Plot for Sale in Limassol - City Center

Reference ID: #SA31839Price details: €2,000,000Commercial property / corner plot on Makarios Avenue with an old building in the plot and therefore no vat applies. There is immense potential and it is a corner plot as well.Size: 705 m2Building Density: 180%Coverage Ratio: 50%Incentives for extra density:63m2 for Photovoltaic190m2 if 20% of the building is residential254m2 transfer from listed buildingsNO VAT

Property Info		Plot / Area Info		Additional info	
Covered Area	705	Plot area	705	Reference Number	SA31839
Heating	Yes			Property type	Land and Plots
				Condition	Brand New
Amenities	Location				
	Location: Limassol - City Center			Region: Limassol	
	Coordinates: 34.684157029771 / 33.032229700916				

Price: €2 000 000 + VAT

VAT for this property is **€320,426** or **€380,000**. 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	Excluded	Title transfer fee	None	Common expenses	None
		Price per SQM	€2 837.00/m²		

Representative: Smart Assets

Registration number	1109	Email	info@smartassets.com.cy
License number	317/E	Legal name	N/A
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Price change history

€1 850 000 on Oct 19, 2023
 €2 000 000 on Dec 23, 2023
 €1 900 000 on Apr 15, 2025
 €2 000 000 on May 20, 2025

