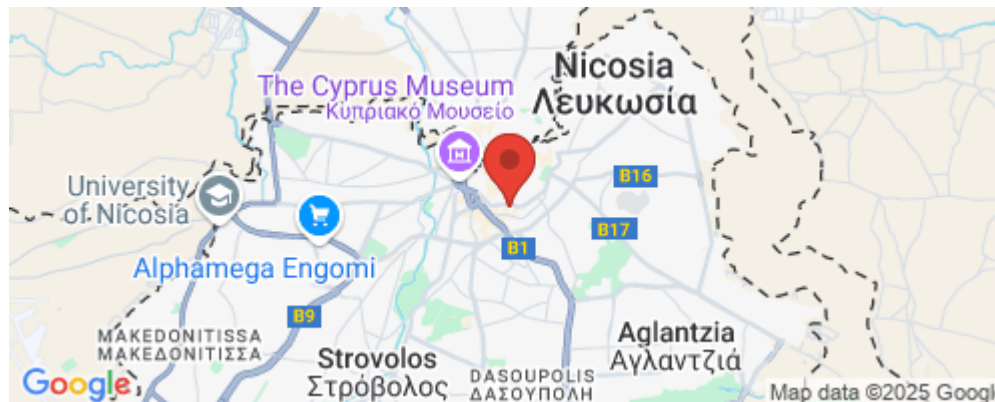


233m² Office for Sale in Nicosia - City Center

Reference ID: #SA30187 Price details: €480,000 Ground floor office with mezzanine situated on the ground floor of an 8 storey building. It has a registered indoor area of approximately 147 sq.m. meters and a mezzanine area of 86 sq.m. meters. The mezzanine consists of an open plan area, an auxiliary space, two toilets and a small kitchen. It has the exclusive right to use a 24 sq.m. storage on the mezzanine, two covered parking spaces in the basement, right of use of pavement of 43 sq.m. and an area of 18 sq.m. in the basement. The asset is available for occupancy.



Property Info

Covered Area	233
Covered Veranda	86
Total Number of Floors	8
Energy Efficiency	N/A

Plot / Area Info

Plot area	816
Parking	Yes

Additional info

Reference Number	SA30187
Property type	Office
Condition	Pre-Owned

Amenities

- Parking

Location

Location: Nicosia - City Center

Coordinates: **35.168148811445 / 33.364356431475**

Region: **Nicosia**

Price: €480 000 + VAT

VAT for this property is **€47,938** or **€91,200**. 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	Excluded	Title transfer fee	~€15 800.00	Common expenses	None
		Price per SQM	€2 060.00/m²		

Representative: Smart Assets

Registration number	1109	Email	info@smartassets.com.cy
License number	317/E	Legal name	N/A
Phone: +35777000111			

Price change history

€530 000 on Oct 19, 2023

€480 000 on Nov 7, 2024

