

## 1265m<sup>2</sup> Building for Sale in Nicosia - Lykavitos

Reference ID: #SA30041 Price details: €4,000,070 +VAT A new modern office complex in the heart of the business center of the capital. The project is suitable for professionals who want to accommodate their business in a specially designed space with all modern comforts. The building consists of five levels and a basement. On the ground floor we have designed a showroom / office. The rest of the building, with separate entrance, lobby area and elevator, consists of four floors with comfortable office spaces which can be divided according to the space needed by each business. All offices have kitchens, toilets and covered verandas and can be divided into offices, meeting rooms and reception ar...



### Property Info

Covered Area	<b>1265</b>
Covered Veranda	<b>N/A</b>
Uncovered Veranda	<b>N/A</b>
Total Number of Floors	<b>4</b>
Energy Efficiency	<b>N/A</b>

### Plot / Area Info

Plot area	<b>669</b>
Parking	<b>Yes</b>

### Additional info

Reference Number	<b>SA30041</b>
Property type	<b>Building</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>5+</b>

### Amenities

- Storage room

### Location

**Location:** Nicosia - Lykavitos

Region: **Nicosia**

Coordinates: **35.163259083394 / 33.37395044983**

## Price: €4 000 070 + VAT

VAT for this property is **€693,609** or **€760,013**. 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>€3 162.00/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

€4 000 070 on Oct 19, 2023

