

2545m² Commercial for Sale in Strovolos, Nicosia District

Reference ID: #SA27093Price details: €2,900,000Development opportunity in a vacant property on a well proportioned site extending to about 10.638 sq.m. (105m wide x 110m depth).The asset is surrounded by mainly large commercial and industrial units and is within close proximity to the Mall of Cyprus, the Nicosia general hospital and the main motorway.The industrial building within the land is two-storey high and is situated on the northern boundary of the parcel.The basement of approximately 550 sq.m. consists of a reception area, 2 storage rooms, a dining room and toilets.The ground floor of approximately 1,700 sq.m. consists of 2 office spaces, a small kitchen, storage spaces, a freez...



Property Info

Covered Area	2545
Covered Veranda	295
Energy Efficiency	N/A

Plot / Area Info

Plot area	10683
Pool	No
Parking	Yes

Additional info

Reference Number	SA27093
Property type	Other Commercial
Condition	Pre-Owned

Amenities

- Storage room

Location

Location: Strovolos
Coordinates: 35.121953506391 / 33.375906546972

Region: Nicosia

Price: €2 900 000 + VAT

VAT for this property is **€527,071** 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	Excluded	Title transfer fee	~€112 600.00	Common expenses	None
		Price per SQM	€1 139.00/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

€3 950 000 on Oct 19, 2023

€2 900 000 on Nov 7, 2024

