

1,265m² Plot for Sale in Pera Chorio, Nicosia District

Reference ID: #SA27083Price details: €1,500,000Two plots for sale in Pera Chorio Community in Nicosia District.It is ideally situated close to a plethora of amenities and services such as supermarkets, banks, cafes, restaurants, shops etc. In addition, it has excellent access to the motorway and the neighbouring villages and municipalities.Within the property there is residential building.It is considered as an ideal choice for a land developer or an individual. Planning zone: Εβ6&Κα6Building Coefficient: 1000%Coverage Coefficient: 50%Maximum Floors Allowed: 3Maximum Building Height (m): 13.5



Property Info

Covered Area	1265	Plot area	1265
--------------	------	-----------	------

Plot / Area Info

Additional info

Reference Number	SA27083
Property type	Land and Plots
Condition	Pre-Owned

Amenities

Location

Location: Pera Chorio  
Coordinates: 35.014118356682 / 33.394796970352  
Region: Nicosia

## Price: €1 500 000 + VAT

VAT for this property is **€260,099** or **€285,000**. 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>~€56 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€1 186.00/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

€1 500 000 on Oct 19, 2023

