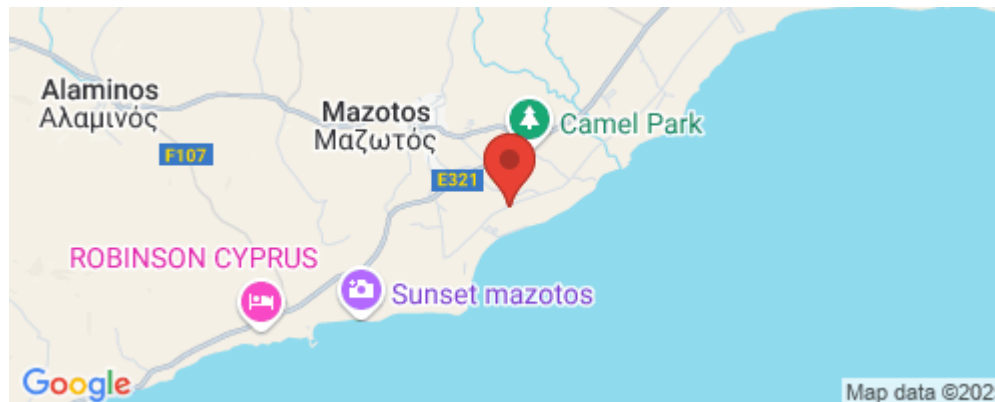


## 5,830m<sup>2</sup> Plot for Sale in Mazotos, Larnaca District

Reference ID: #SA26455 Price details: €425,000 +VAT This asset is a field in Mazotos, Larnaca. The asset is located c. 350m from the beach and 1,5km south of the centre of Mazotos village. The asset has an area of 5,830sqm, a flat even surface and benefits from c. 192m road frontage along the Pervolia - Mazotos road. The immediate area of the asset comprises of some touristic developments as well as undeveloped parcels of land. The property has the potential to be covered by all essential services (electricity, water and telecommunications). The property falls into touristic planning zone T2α with the following parameters: - For hotels 45% building density, 20% coverage, 3 f...



### Property Info

Covered Area

**5830**

### Plot / Area Info

Plot area

**5830**

### Additional info

Reference Number

**SA26455**

Property type

**Land and Plots**

Condition

**Pre-Owned**

### Amenities

#### Location

**Location:** Mazotos

Region: **Larnaca**

Coordinates: **34.792259234554 / 33.50399435471**

## Price: €425 000 + VAT

VAT for this property is **€79,219** or **€80,750**. 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>~€13 600.00</b>          | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€73.00/m<sup>2</sup></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: <b>+35777000111</b> |              |            |                                |

## Price change history

€555 000 on Oct 19, 2023  
 €425 000 on Sep 27, 2024

