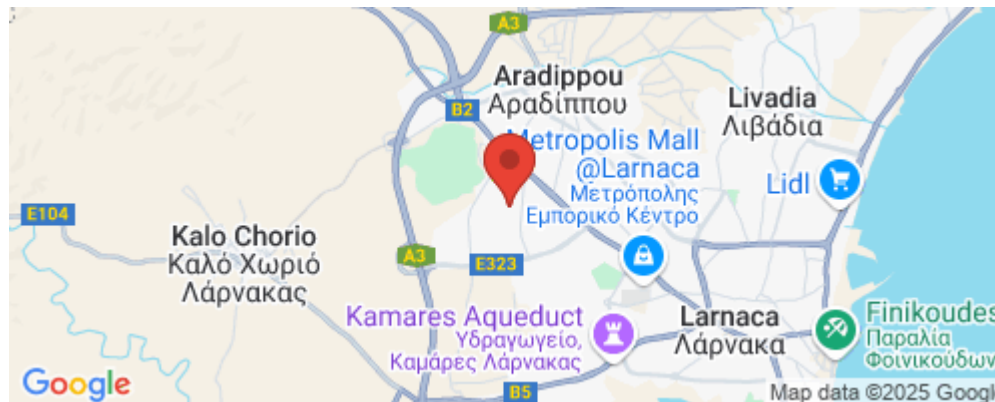


## 1438m<sup>2</sup> Commercial for Sale in Aradippou, Larnaca District

Reference ID: #20198 Price details: €900,000 This asset is warehouse in the industrial area of Aradippou, Larnaca. The warehouse has an area of 1,438 sqm and comprises of a 668 sqm basement, a 693 sqm ground floor and of a 77 sqm mezzanine. The immediate area of the asset is a fully developed industrial area that benefits from easy access to Nicosia - Larnaca motorway. The asset falls within the B&3 industrial planning zone, with building density coefficient of 100%, coverage coefficient 50%, in 1 floor.



### Property Info

Covered Area	<b>1438</b>
Covered Veranda	<b>77</b>
Energy Efficiency	<b>N/A</b>

### Plot / Area Info

Plot area	<b>1432</b>
Parking	<b>Yes</b>

### Additional info

Reference Number	<b>20198</b>
Property type	<b>Other Commercial</b>
Condition	<b>Pre-Owned</b>

### Amenities

- Parking

### Location

**Location:** Aradippou  
**Coordinates:** **34.93540930943 / 33.582577375417**

Region: **Larnaca**

## Price: €900 000 + VAT

VAT for this property is **€157,857** or **€171,000**. 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>~€32 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€626.00/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

€900 000 on Oct 19, 2023



