

## 24,722m<sup>2</sup> Plot for Sale in Alethriko, Larnaca District

Reference ID: #18197 Price details: €566,000 This asset consists of two fields in Alethrico, Larnaca. The asset has a total area of 24,722sqm and has acquired a right of way from an adjacent parcel. The immediate area comprises of scattered residential developments and undeveloped parcels of land. The property has the potential to be covered by all utility services (water, electricity and telecommunication). The asset falls within three planning zones: -1,050sqm fall into residential planning zone H2 with 90% building density, 60% coverage, 2 floors and a maximum height of 8,3m. -13,966sqm fall into residential planning zone H3 with 60% building density, 35% coverage, 2 floors and a maximum height of 8,3m.

### Property Info

### Plot / Area Info

### Additional info

Covered Area

**1050**

Plot area

**24722**

Reference Number

**18197**

Property type

**Land and Plots**

Condition

**Pre-Owned**

### Amenities

### Location

**Location:** Alethriko Region: **Larnaca**

## Price: €566 000 + VAT

VAT for this property is **€96,220** or **€107,540**. 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>~€19 240.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€23.00/m<sup>2</sup></b>		

## Representative: Smart Assets

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## Price change history

€566 000 on Oct 19, 2023

