

## 291m<sup>2</sup> Commercial for Sale in Aradippou, Larnaca District

Reference ID: #18178 Price details: €635,000 This property is a recently renovated shop / showroom in Aradippou, Larnaca. The property consists of a shop with ground floor area of 291sqm and a mezzanine of 245sqm, as well as a unified apartment at the mezzanine level with an area of 101sqm. The property has the right to use 7 parking spaces on the ground floor. In the immediate area, there is a variety of shops and showrooms, as well as a number of car dealerships.

### Property Info

Covered Area	<b>291</b>
Energy Efficiency	<b>N/A</b>

### Plot / Area Info

Pool	<b>No</b>
Parking	<b>Yes</b>

### Additional info

Reference Number	<b>18178</b>
Property type	<b>Other Commercial</b>
Condition	<b>Pre-Owned</b>

### Amenities

#### Location

**Location:** Aradippou Region: **Larnaca**

## Price: €635 000 + VAT

VAT for this property is **€74,825** or **€120,650**. 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>~€22 000.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 182.00/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>
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## Price change history

€635 000 on Oct 19, 2023

