

## 100m<sup>2</sup> Commercial for Sale in Paphos District

Prime Commercial Property & Business Opportunity in Kato Paphos

Fox Realty presents an exclusive opportunity to acquire two adjoining freehold shops together with a fully operational business, located directly on the main road in Kato Paphos, one of the most prominent and high-traffic areas of the city.

The property consists of three connected ground-floor shops built in 1995, currently operating as a single unit:

Shop 1: 45 m<sup>2</sup> – Freehold, For Sale

Shop 2: 28 m<sup>2</sup> – Freehold, For Sale

Shop 3: For Rent (€2,000/month)

All three shops are arranged in a row and connected internally, offering flexibility for use as one large commercial space or sep...



### Property Info

Covered Area **100**

Furnishing **Furnished**

### Plot / Area Info

### Additional info

Reference Number **31698**

Property type **Other Commercial**

Condition **Pre-Owned**

### Amenities

### Location

Region: **Paphos**

Coordinates: **34.753044 / 32.420496**

## Price: €1 200 000 + VAT

VAT for this property is **€60,000** or **€228,000**. 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>~€44 600.00</b>   | Common expenses | <b>None</b> |
| Title deed | <b>Has Title</b> | Price per SQM      | <b>€12 000.00/m²</b> |                 |             |

## Representative: FOX

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                                    | <b>488</b>   | Email      | <b>info@foxrealty.com.cy</b>               |
| License number   | <b>344/E</b> | Legal name | <b>FOX Smart Estate Agency Network Ltd</b> |
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## Price change history

€1 200 000 on Oct 31, 2025



