


## 260m<sup>2</sup> Commercial for Sale in Ypsonas, Limassol District

Warehouse/Industrial Building for sale in the Ypsonas Industrial Area, set on a 590 sq.m. plot with 260 sq.m. of high-ceiling covered space. The property offers easy access to main roads, making it ideal for storage, light industrial use, or logistics operations. 

The land is a share with a registered division agreement and, unlike many units in the area, the property has an ownership Title Deed (not leasehold) — a key advantage for long-term security and financing.

### Property Info

Covered Area **260**  
 Furnishing **Unfurnished**

### Plot / Area Info

Plot area **590**

### Additional info

Reference Number **32579**  
 Property type **Other Commercial**  
 Condition **Pre-Owned**

### Amenities

#### Location

**Location:** Ypsonas  
**Coordinates:** **34.703762165396 / 32.957105992925**

Region: **Limassol**

## Price: €820 000 + VAT

VAT for this property is **€89,569** or **€155,800**. 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>~€29 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 154.00/m<sup>2</sup></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>
Phone: <b>+35726940150, +35725267777, +35725760781</b>			

## Price change history

€820 000 on Jan 29, 2026

