

270m² Commercial for Sale in Limassol District

This mixed-use three-storey building is located in Kato Polemidia, close to My Mall and with easy access to the highway and nearby amenities. Built in 1985–1986 and recently renovated, the property sits in the Ka5 planning zone with 100% building density, 50% coverage, and allowance for up to three floors with a maximum height of 13.5 m. The building includes four private parking spaces and is in good structural condition, built according to earthquake standards. ✖

The ground floor features two commercial units with underground storage rooms, suitable for retail, office use, or potential conversion into residential space such as a one-bedroom apartment. The first floor consists of ...

Property Info

Covered Area **270**
Air Conditioning **All rooms, Yes**

Plot / Area Info

Plot area **250**
Parking **Covered, Yes**

Additional info

Reference Number **30192**
Property type **Other Commercial**
Condition **Pre-Owned**
Bathrooms **2**

Amenities

- Guest WC

Location

Region: **Limassol**
Coordinates: **34.680631337571 / 33.001284343275**

Price: €460 000 + VAT

VAT for this property is **€51,622** or **€87,400**. 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	Excluded	Title transfer fee	~€15 000.00	Common expenses	None
		Price per SQM	€1 704.00/m²		

Representative: Kazo Real Estate

Registration number	694	Email	info@kazo.com.cy
License number	372/E	Legal name	N/A
Phone: +35770003020, +35725346402			

Price change history

€460 000 on Mar 7, 2026













