## LEASEHOLD BUILDING IN STROVOLOS INDUSTRIAL ZONE



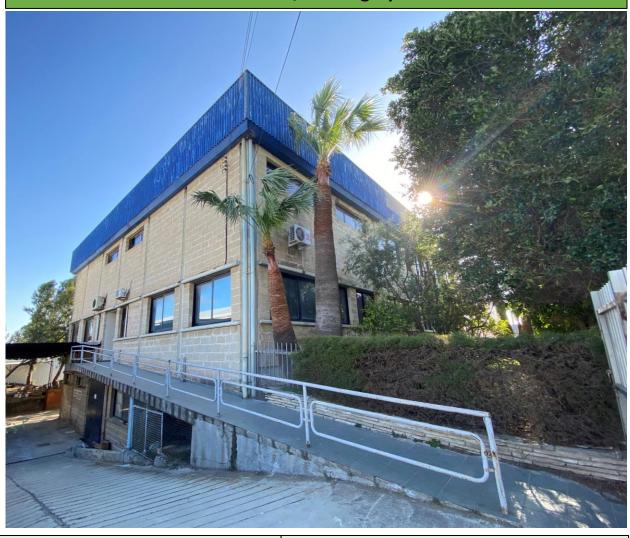


## **Description of Property**

- Two-storey leasehold building with total area of 1.000 sq.m. plus basement of 500 sq.m.
- The Energy Class of the building is "C".
- Lease expires on 30/11/2047 with option for renewal for another 33 years.
- Very low annual lease payable to the Ministry of Energy, Commerce and Industry of €747 (paid up to 30/11/2024).
- The immediate area of the property is a well-developed industrial area with easy access to the Nicosia- Limassol motorway.

Location		Characteristics	
District	Nicosia	Property Type	Building with Offices
Municipality / Community	Strovolos	Parcel area	1.150 sq.m.
Quarter	Ap. Varnava & Ay. Makariou	Building area	1.000 sq.m. 500 sq.m. (basement)
Tittle Deed information		Town Planning Information	
Registration No.	Part of 0/6933	Planning Zone	Ββ1
Share	Leasehold	Density	100%
Sheet / Plan	30/06E1	Coverage	60%
Block	11	Floors	2
Parcel No.	Part of parcel 1335	Height	

## **Location / Photographs**



• The above data is based on the Land Registry website. Interested buyers are encouraged to conduct a thorough inspection of the property.

• The property does not qualify for the 50% reduction of Property Transfer Fees imposed or levied by the Department of Lands and Surveys (Fees and Charges) Law (Cap.219).

Advertising Price: €925.000

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The price is subject to VAT