

#25846

FOR SALE



## Limassol, Agios Ioannis

265 m<sup>2</sup> Covered



### Description

We are presenting you this commercial building-commercial plot now available on the market for sale. The property is located on one of the most central roads in Limassol, surrounded by all amenities and just a few minutes' walking distance from Limassol Marina. The property consists of three separate units: a shop fronting the commercial main road, a three-bedroom house, and a small one-bedroom unit at the back of the house. The property sits on a 438sqm plot, classified under EB3 zone, with a 50% cover ratio and 160% building density allowing for up to 5 floors. This unit is ideal for investment purposes or development due to the high density in the area.

€690,000 ~~€790,000~~

<b>TYPE</b>	Commercial Building
<b>COVERED</b>	265 m <sup>2</sup>
<b>PLOT</b>	438 m <sup>2</sup>
<b>STATUS</b>	Resale
<b>ENERGY EFFICIENCY RATING</b>	exempt
<b>TITLE DEED</b>	Yes



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