



## Retail Shop In Katholiki, Limassol

Katholiki, Limassol, Limassol, Cyprus Provinces



**Retail Store**


**€460,000**


\* Not Subject to VAT


**DP-CY13604/TA\_1277**


# Description

A unique investment opportunity to either house a business enjoying high visibility from the busy commercial avenue or as investment property with a potential of a high yield return. The property is a retail shop with a mezzanine primely located in Katholiki, in the city center of Limassol. It enjoys a frontage of approx. 12m on Anexartisias avenue and approx. 18m frontage to the arcade. It consists of a ground floor open-plan area of approx.97 sq.m, and a mezzanine open plan area, a kitchenette, a storage room and a toilet of approx 113 sq.m. The property falls within Zone ??4, with a building coefficient of 240%, coverage of 70%, and permission for 4 floors (17m) of construction.

 Internal Area 97m<sup>2</sup>

 Floor: N/A

 Furnished: No

 Energy Class: C



## Property Details

Air Conditioning	-	Guestroom	-	Spa	-
Alarm System	-	Basement	-	Solar Heater	-
Ensuite Toilet	-	Dining Room	-	Photovoltaic System	-
Jacuzzi	-	Barbeque Area	-	Garden	-
Central Heating	-	Showroom	-	Near Beach	-
Fireplace	-	Raised Floor	-	Near Public Park	-
Barbeque Area	-	Storage room	Yes	City View	Yes
Swimming Pool	-	Shower	-	Countryside	-
Double Glaze Windows	-	Gym	-		
Roof Garden	-	Kitchen	-		



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