

Industrial Warehouse in Timi, Paphos in Timi, Pafos

Timi, Pafos Warehouse

Price

€690,000

* Subject to VAT



Description

The property is a 1,300sqm leasehold industrial unit situated within the Timi Government Industrial Area (Category B), in the District of Paphos. It benefits from a strategic location with excellent connectivity to the Paphos–Limassol Motorway and close proximity to Paphos International Airport. The property is situated on a leasehold plot of approximately 5,324sqm and offers approximately 48m of road frontage. It presents an excellent opportunity for industrial use or business expansion, with approximately 3,250sqm of unused building density and approximately 1,100sqm of unused site coverage, providing significant future development potential. The warehouse comprises a large open-plan industrial floor suitable for manufacturing, storage, or logistics operations. The mezzanine level consists of office and storage areas, while an incomplete two-storey auxiliary building with a total area of approximately 190sqm was designed to accommodate additional office space. The property offers an internal warehouse area of approximately 1,300sqm, an 80sqm mezzanine, and the incomplete auxiliary building, making it suitable for a wide range of industrial and commercial activities. The property is held under a Government Sub-Lease Agreement valid until 31/08/2030, with an annual ground rent of €18,683.65. Subject to eligibility under the de minimis scheme, the purchaser may qualify for a 40% reduction in the annual ground rent, further enhancing the property's investment potential.

MAIN FEATURES:

Internal area
1,300m^2

Bathrooms
N/Z

Covered Verandas
N/A m^2

Floor
N/A

Parking Spaces
N/A

Furnished
Yes

Energy Class
Under Issuance



Property Details

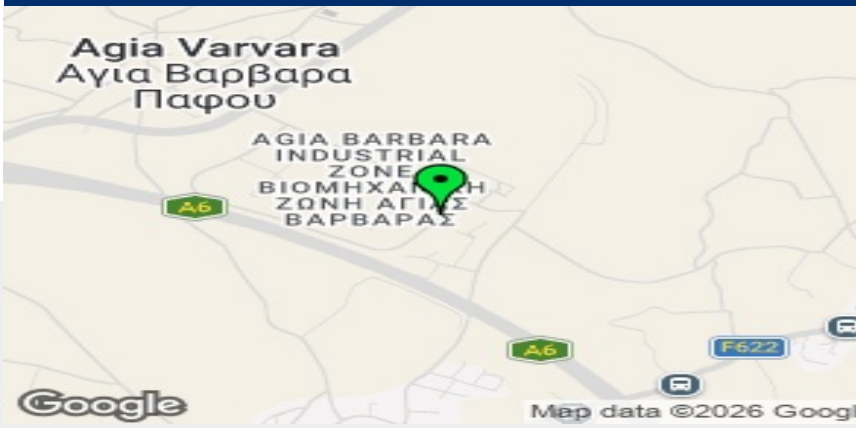
○ Air Conditioning	○ Fireplace	○ Guestroom	✓ Storage room	○ Solar Heater
○ Alarm System	○ Barbeque Area	○ Basement	○ Shower	○ Photovoltaic System
○ Ensuite Toilet	○ Swimming Pool	○ Dining Room	○ Gym	○ Garden
○ Jacuzzi	○ Double Glaze Windows	○ Showroom	○ Kitchen	○ Near Beach
○ Central Heating	○ Roof Garden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





Unlock Your Investment Potential

Location:





Get In Touch

27, Diagorou Str. 4th Floor, 1097 Nicosia, Cyprus

delfiproperties.com.cy

info@delfiproperties.com.cy

80070008

+357 22 000093

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