



**Продается бизнес площадью 1204 кв**

*Кипр, Никосия*

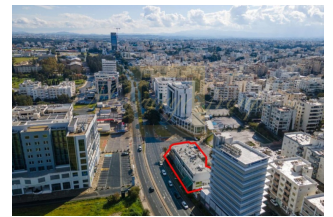
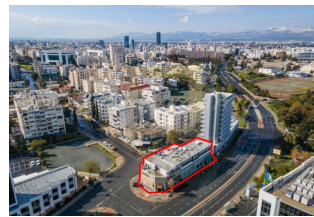
**Цена: € 2 900 000**

**Тип объекта** Ком. недвижимость

**Площадь земли** 1236 м<sup>2</sup>

**Площадь** 1204 м<sup>2</sup>

**Тип сделки** Продажа



Продается бизнес площадью 1204 кв.м В Никосии. Mixed-use building in Aglantzia, Nicosia. The asset is a two storey mixed-use building known as 'Wights Tower' in Aglantzia. It owns a prime location with high visibility on Limassol Avenue. It is adjacent to the Aluminium Tower and is located 1.5km from the city center. The building has a total covered area of 1,204sqm. The ground floor consists of three retail units with a total area of 550sqm and 268sqm mezzanine. The first floor consists of an apartment of 134sqm (currently used as part of a gym) and a vacant office area of 252sqm. The building also benefits from a basement parking area. The 3D images relate to a planning permit application that has been submitted and is subject to approval by the planning authority for a new development of ground floor commercial shops and mezzanine, plus 5 floors of office spaces of a total buildable area of 2,033sqm. Energy Performance Classifications for the shops: Energy Class C Energy Performance Classifications for the Gym: Energy Class D Energy Performance Classifications for the restaurant: Energy Class D

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