



Building with two shops located in Anafotida, Larnaka



Agent Info

Naam:	ArKadia
Bedrijfsnaam:	
Mistlampen:	United Kingdom
Telefoon:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Advertentie details

Vastgoed voor:	Koop
Prijs:	EUR 140,000

Locatie

Aanbevolen Auto Onderdelen:	Cyprus
Staat/Regio/Pronvincie:	Larnaka
Plaats:	Larnaka
Geplaatst:	25-06-2026

Omschrijving:

Located in Larnaca.

An excellent investment opportunity in the heart of Anafotida village, this ground floor commercial property offers high visibility, generous frontage and strong development potential. The asset consists of a ground floor building comprising two independent commercial units, positioned on a registered plot of 1,004 sq.m. one of the main arterial roads of the community. The property enjoys an impressive 73m of road frontage, offering exceptional exposure and accessibility. Constructed in 1992, the building includes:

- Two separate shop units
- Each unit featuring an open-plan retail area and WC

The total enclosed area is approximately 200 sq.m. while the generous plot allows for future redevelopment or expansion, subject to planning permissions. The property falls within Zone H2, with a building coefficient of 90%, coverage of 50%, and permission for 2 floors (8.3m) of construction. Strategic Location: The property is ideally positioned within the village core, benefiting from steady local traffic and proximity to key community landmarks:

- Approx. 180 m northeast of Anafotida Primary School
- Approx. 265 m northeast of Saint Demetrios Church
- Approx. 675 m west of the British Military Base

Key Highlights

- Large plot: 1,004 sq.m.
- Main road frontage: approx. 73 m
- Central village location
- Dual shop configuration
- Strong redevelopment potential
- Ideal for retail, offices, services or mixed-use investment

Pending issuance of Energy Performance Certificate.

Gebouwd:	1992
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Algemeen

Afgewerkte vierkante meter:	200 m ²
Lot Afmeting:	1004 m ²



Room details

Total rooms: 2

Building details

Aantal verdiepingen: 1

Lease terms

Date Available:

Additionele informatie

Website URL: http://www.arkadia.com/WJTH-T7753/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID: 54598

