

# Mixed-use Building 479 SQM For Sale

**€750,000 Negotiable**

Paphos City Centre, Paphos

## Key Facts

- 479 m<sup>2</sup> Covered Area
- 445 m<sup>2</sup> Land Size
- 47 m<sup>2</sup> Covered Verandas
- Year Built: 1995
- Title Deed: Available

**ID: 37145**



## Indoor Features

- Covered Parking
- Fitted Kitchen
- Guest Toilet
- Mezzanine
- Open-plan
- Provision for Air Conditioning
- Underground Parking
- Utility Room
- Water Heater
- EPC Energy Class: D

## Outdoor Features

- On Street Parking
- Solar System

## Description

Mixed-Use Building For Sale in Paphos City Center

Located in a prominent position in one of the most active areas in Paphos  
It boasts proximity to the highway, Dimokratias Avenue, and TEPAK University!  
In addition, a plethora of amenities are within walking distance!

2 Unified Shops

179m<sup>2</sup> of Covered area

18m<sup>2</sup> of Mezzanine area

2 x 3 Bedroom Apartments

1st Floor Unit

160m<sup>2</sup> of Net Indoor area

16m<sup>2</sup> of Covered Veranda

2nd Floor Unit

140m<sup>2</sup> of Net Indoor area

31m<sup>2</sup> of Covered Veranda

Underground Parking

On-street Parking

Provisions for A/C

Fitted Kitchens

Fitted Wardrobes

Storeroom

BBQ Area

Year of Build: 1995

Good Condition

\*Currently Occupied

It is considered a compelling investment opportunity!

Contact us for full information and a private viewing