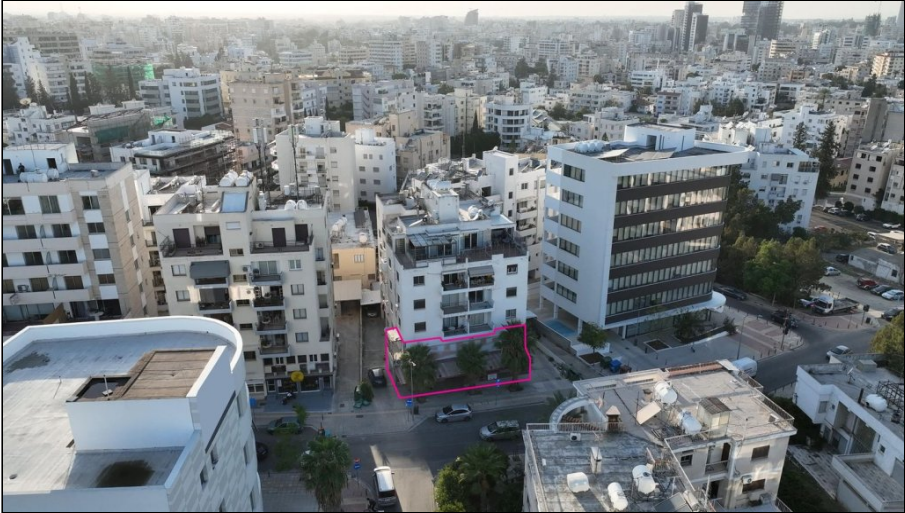




For Sale, Retail, Nicosia, 140m², 598m²

For Sale : € 370,000

Description

Description Unlock the potential of this multi-functional shop with mezzanine, perfectly situated in the vibrant Agios Antonios quarter along Kallipoleos Avenue—one of Nicosia’s most dynamic commercial streets.

 Property Features:
 • Generous Space: 140 sq.m. on the ground floor plus 78 sq.m. mezzanine.
 • Flexible Layout:
 o Ground Floor: Two retail areas and a kitchen—ideal for customer-facing operations.
 o Mezzanine:
 □ North Section: Toilet and utility room.
 □ South Section: Toilet with shower, kitchen, living room, and two additional rooms. Access is achieved via external metal staircase for added convenience.
 • Parking: Two dedicated spaces (No. 12 & No. 14).
 • Separate Title Deed Available

 Prime Location Advantages:
 • 460m from the old University of Cyprus campus
 • 500m from Digenis Akritas Avenue
 • 355m from Makariou III Avenue

 This property offers endless possibilities—whether you envision a retail shop, office space, or a mixed-use concept, its strategic location and adaptable design make it a smart investment in Nicosia’s thriving commercial hub.

 Energy Category: C

Details

Property Type: Retail	Status: Available	Website
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Main Features

Town Planning Zone: Commercial	Construction Year: 1992	Bathrooms: 1
WC Bathrooms: 2	Kitchens: 1	Furnished: Unfurnished

Area

Covered Area: 140m²	Plot Area: 598m²
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Gallery

