



For Sale, Building, Mixed-use Building, Larnaca, Sotiros, 176m²

(ID:CP10279), REG. 10/303, 10/304, SOTIROS, LARNAKA

For Sale : **€ 230,000**

Description

Mixed-Use Building for Sale in Sotiros Area, Larnaca

Discover an exceptional investment opportunity in the highly sought-after Sotiros area of Larnaca. This mixed-use building combines residential and commercial elements, offering excellent income-generating potential in one of the city's most established and convenient locations.

The property enjoys a prime position close to a wide range of amenities and services, including supermarkets, restaurants, cafés, shops, schools, and public services. In addition, it offers excellent access to Larnaca city centre, the motorway network, and all major points of interest within the city.

The building comprises three separate units distributed over three levels:

One commercial shop on the ground floor

One apartment on the first floor

One apartment on the second floor

The ground-floor shop offers approximately 56 sqm of internal area, while each apartment provides approximately 60 sqm of internal living space, making the property suitable for a variety of commercial and residential uses.

One of the key advantages of this property is its mixed-use configuration, allowing investors to benefit from multiple income streams through both commercial and residential rentals. The location's strong demand for retail and residential accommodation further enhances its long-term investment appeal.

The property is currently occupied, providing immediate investment potential for buyers seeking a property with existing usage and strong future prospects.

Please note that all units are being sold together as a single package. Offers for individual units will not be considered.

Whether you are looking to expand your property portfolio or secure a strategically located mixed-use asset, this building presents an outstanding opportunity in one of Larnaca's most desirable urban areas.

Contact G&P Lazarou Estate Agents today at +357 24104949 or email larnaca.office@gplazarou.com to arrange your private viewing!

Details

Property Type: **Building**

Status: **Available**

[Website](#)

Main Features

Property Subtype: **Mixed-use Building**

Bathrooms: **2**

Construction Stage: **Resale**

Furnished: **Unfurnished**

Construction Year: **2000**

Floors Building: **2**

Area

Covered Area: **176m²**

Further Details

Air Condition



Gallery

