

Industrial unit in Center of Paphos

Paphos



Price: 850,000 €

Specific details

Ads number	5335
Covered (m ²)	1580 m ²
Plot	3157 m ²



Description

Industrial unit in Center of Paphos. Property relates to a field of a total surface area of 3.157sqm, located in Agios Pavlos parish within the greater old city center area of Paphos, in which a commercial/ industrial unit is situated. The building consists of open retail space, offices of approx. 370 sqm, and a warehouse approx.840 sqm with two offices and a bathroom on the ground floor. The first floor has an open plan space approx.370 sqm. The property could be utilized "as is" taking advantage of the unutilized building density OR demolish the buildings and utilize the potential for construction of buildings with total enclosed areas of approx. 4.800 sqm over 4 floors. The property falls within commercial planning zones, as follows: - Part of the parcel of a total area of approx. 450sqm, which relates to a narrow lane which is used as a passage of the remaining parcel to the public registered road, falls within Eß5 planning zone (building coefficient of 120%, max floors allowed 3). - The remaining part of the property which has total surface area of approx. 2.707 sqm falls within Ea4 planning zone (building coefficient of 160% and max floors allowed 4).