

**AUCTION DATE:** 03/02/2017  
**AUCTION TIME:** 12:00 p.m.  
**AUCTION LOCATION:** 10 ZAKYNTHOU , 6018 LARNACA

**AUCTIONEER:** COSTAS MAMA  
**TEL:** 99648235  
**MINIMUM ACCEPTABLE SELLING PRICE:** €376.000

**Location**



**Description of Property**

- The property is a plot with three completed two-storey semi-detached houses and falls within the administrative boundaries of Kiti village, about 10km southwest of the city of Larnaca.
- It is a corner plot, with a rectangular shape, smooth and flat surface. The plot is adjacent to an asphalt road along the southwestern boundary, with a face of about 45m.
- The houses are approximately 6-7 years old, built with a reinforced concrete frame, walls of masonry brick partially lined with stone and sloping roof with roof-tile. The houses have provisions for central heating and split-unit type air conditions.
- House No. 1 is a four (4) bedroom house, and houses No. 2 and No. 3 are three (3) bedrooms each.
- The plot falls within the Residential Zone H2.

**Location**

**Property Characteristics**

<b>District</b>	Larnaca	<b>Type of Property</b>	Plot with houses	
<b>Municipality / Community</b>	Kiti	<b>Land Area (sq.m.)</b>	541	House 1 - 198 House 2 - 183 House 3 - 160
<b>Location</b>	Melissaris	<b>Building Area (sq.m.)</b>	469	House 1 - 174 House 2 - 156 House 3 - 139

**Title Deed Details**

**Town Planning Details**

<b>Reg. No.</b>	0/7111	<b>Town Planning Zone</b>	H2
<b>Share</b>	100%	<b>Max. Density</b>	90%
<b>Sheet / Plan</b>	50/38	<b>Max. Coverage</b>	50%
<b>Part</b>	0	<b>No. Of Floors</b>	2
<b>Plot No.</b>	536	<b>Max. Height (m)</b>	8,30

**Picture 1**



**Picture 2**

