

Warehouse in Ypsonas, Limassol

Antifonitou, Ypsonas Industrial Estate 4180, Cyprus

For Sale : **€ 1,400,000**

Description
Industrial investment opportunity in the Ypsonas Industrial Estate — two adjacent warehouse buildings offered together, on a combined 1,259 m² of land with easy access to the main industrial road network.

Layout:
- Front warehouse: 260 m² covered on a 590 m² plot
- Rear warehouse: 306 m² covered on a 669 m² plot, accessible via a registered right of way
- Total covered/internal area: 826 m²
- Combined land area: 1,259 m²

Both buildings feature high ceilings and practical layouts suitable for storage, logistics, or light-industrial use.

Building details:
- Year of construction: 1997
- Condition: good
- Energy Class: B
- Ground floor
- Simple door
- Main-street frontage
- Not furnished, no heating

Ownership:
- The land is held as shares with a registered division agreement
- Both properties carry ownership Title Deeds (not leasehold) — a rare advantage in the industrial area that provides greater security and financing flexibility

Buying both units together offers larger operational capacity or a strong investment with multiple potential income streams.

Details

Property Type: **Industrial** | Status: **Available** | Website

Main Features

Property Subtype: **Warehouse** | Construction Stage: **Resale** | Construction Year: **1997**

Area

Covered Area: **826m²** | Plot Area: **1,259m²** | Total Area: **826m²**

Energy & Heating

Energy Efficiency Grade: **B**

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