

#3606



## Commercial Building at Panagia, Nicosia

€1,150,000

📍 Nicosia - Panagia, Nicosia City Centre

This three-storey mixed-use building in the heart of the Panagia Quarter, Nicosia, offers an attractive investment opportunity with strong commercial and residential potential. The ground floor and mezzanine feature 11 commercial retail units, including two unified units, of which five are currently occupied, providing immediate rental income. A former large two-storey apartment has been converted into four independent residential units, with two on the ground floor and two on the mezzanine level.

The upper floor comprises four spacious apartments, all currently vacant and ready for renovation or leasing. Strategically located 100 m east of Pallouriotissa High School and 820 m northwest of John Kennedy Avenue, the property ensures excellent access to major commercial hubs and public transport. With a mix of active retail leases and vacant residential units, this building is ideal for investors seeking multi-stream income in Nicosia's 2026 rental market.

Connect with Monday Square today and discover better real estate opportunities!

Covered

📏 1194 m<sup>2</sup>

Energy efficiency rating

🌿 Exempt

MON  
DAY  
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**Sofia Ioannou**

☎ (+357) 99802490

📧 sofia@mondaysquare.com

