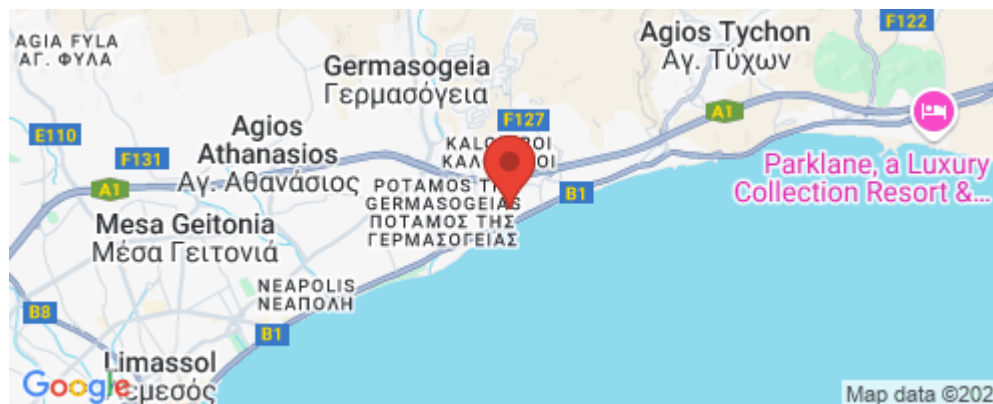


## 225m<sup>2</sup> Office for Rent in Germasogeia, Limassol District

Available for rent in Limassol, in the area of Potamos Germasogeia, modern office in a closed complex. The office is located a few meters from the sea, next to the tourist area of the city, with all the necessary infrastructure within walking distance. The covered area is 255 m<sup>2</sup> and includes two parking spaces in the basement, three parking spaces on the ground floor of the complex, as well as a warehouse. The building has a gym, massage salon and spa. There is a separate entrance to the office with access from the street. The office is available furnished or unfurnished, tailored to meet your specific needs. For more information on furnishing options or to arrange a tour, please contac...



### Property Info

|                   |                     |
|-------------------|---------------------|
| Covered Area      | <b>225</b>          |
| Furnishing        | <b>Unfurnished</b>  |
| Energy Efficiency | <b>A</b>            |
| Air Conditioning  | <b>Partial, Yes</b> |

### Plot / Area Info

|         |                       |
|---------|-----------------------|
| Parking | <b>Uncovered, Yes</b> |
|---------|-----------------------|

### Additional info

|                  |                  |
|------------------|------------------|
| Reference Number | <b>1-889</b>     |
| Property type    | <b>Office</b>    |
| Condition        | <b>Pre-Owned</b> |
| Bathrooms        | <b>1</b>         |

### Amenities

#### Location

**Location:** Germasogeia

Coordinates: **34.702155439354 / 33.100977401633**

Region: **Limassol**

## Price: €7 800 + VAT

VAT for this property is **€754** or **€1,482**. VAT usually is 19%. If it is your first purchase of property, you can have VAT reduced to 5% for the first 150sq.m. of the property.

|     |                 |                    |                  |                 |             |
|-----|-----------------|--------------------|------------------|-----------------|-------------|
| VAT | <b>Excluded</b> | Title transfer fee | <b>~€117.00</b>  | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€35.00/m²</b> |                 |             |

## Representative: Casa Mare

|  |              |            |                         |
|--|--------------|------------|-------------------------|
| Registration number                                    | <b>849</b>   | Email      | <b>info@casamare.cy</b> |
| License number   | <b>169/E</b> | Legal name | <b>N/A</b>              |
| Phone: <b>+35799614265, +35722496830, +35796494288</b> |              |            |                         |

## Price change history

€7 800 on Jan 29, 2025



