

## 427m<sup>2</sup> Office for Rent in Nicosia District

Discover the epitome of luxury office space with this exquisite whole-floor offering, located in the heart of Nicosia's premier business district. Perfectly designed for ambitious companies, this 427 m<sup>2</sup> office combines modern sophistication with high-end functionality, providing the ideal environment for productivity and professionalism.

### Key Highlights:

- Prime Location: Situated in Nicosia's most sought-after business area
- Spacious Layout:
  - o Reception Area for a welcoming entrance
  - o 11 Private Offices ensuring comfort and privacy
  - o 1 Conference Room ideal for meetings and presentations
  - o 2 Fully Equipped Kitchens to accommodate...

### Property Info

Covered Area **427**  
 Furnishing **Furnished**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

### Additional info

Reference Number **234188**  
 Property type **Office**

### Amenities

### Location

Region: **Nicosia**

## Price: €4 500 + VAT

VAT for this property is **€634** or **€855**. 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>~€67.50</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€11.00/m²</b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€6 000 on Aug 9, 2025  
 €4 500 on Nov 29, 2025

















