

## 201m<sup>2</sup> Office for Rent in Nicosia - City Center

TYPE: Office

Total Area: 201 sqm

Floor: Second Floor - 2nd (2A)

Office arrangement: Private offices and open plan area

Kitchenette: YES

Heating & Cooling System: YES

Reception & Security: Optional (Mon - Fri, 07:00 am - 19:00 pm)

Access Card Entrance: YES

Server Area: YES

Storage room: YES

Electricity: Three-phase (plus backup generator)

WC: two

Parking spaces: 1underground parking space (option for more)

! Walking distance to the new GSP PARK!

<b>Property Info</b>		<b>Plot / Area Info</b>		<b>Additional info</b>	
Covered Area	<b>201</b>				
Floor Number	<b>2</b>			Property type	<b>Office</b>
Furnishing	<b>Unfurnished</b>	Parking	<b>Yes</b>	Condition	<b>Pre-Owned</b>
Heating	<b>Yes</b>			View	<b>City view</b>
Air Conditioning	<b>Yes</b>				

<b>Amenities</b>	<b>Location</b>	
<ul style="list-style-type: none"><li>• Air Conditioning</li><li>• Elevator</li><li>• Heating</li><li>• Parking</li><li>• Storage room</li></ul>	<b>Location:</b> Nicosia - City Center	Region: <b>Nicosia</b>

## Price: €4 020 + VAT

VAT for this property is **€344** or **€764**. 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 Price per SQM	<b>~€60.30</b> <b>€20.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Price change history

€4 020 on Oct 30, 2025





