

## 1152m<sup>2</sup> Office for Rent in Limassol - Agios Nektarios

This prestigious Class A office building offers a prime location with direct and convenient access to the highway, making it ideal for businesses seeking visibility, accessibility, and a premium working environment. X

Designed with cutting-edge architecture and eco-friendly principles, the building provides approximately 2,800 m<sup>2</sup> of high-quality office space. Interiors feature a luxury high-ceiling lobby, expansive open-plan areas complemented by private offices and meeting rooms, and modern glass partitions that maximize natural light and panoramic views.

Additional highlights include a spacious roof garden, ample parking facilities, and advanced building systems that ensure...

### Property Info

Covered Area  
Furnishing  
Air Conditioning

**1152**  
**Unfurnished**  
**All rooms, Yes**

### Plot / Area Info

Plot area  
Parking

**1200**  
**Covered, Yes**

### Additional info

Reference Number  
Property type  
Condition  
View

**32735**  
**Office**  
**Pre-Owned**  
**City view**

### Amenities

- Elevator

### Location

**Location:** Limassol - Agios Nektarios    **Region:** **Limassol**  
**Coordinates:** **34.695316 / 33.029719**

## Price: €50 000 + VAT

VAT for this property is **€8,589** or **€9,500**. 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<br>Price per SQM | <b>~€750.00</b><br><b>€43.00/m<sup>2</sup></b> | Common expenses | <b>None</b> |
|-----|-----------------|-------------------------------------|--|-----------------|-------------|

## Representative: FOX

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                                    | <b>488</b>   | Email      | <b>info@foxrealty.com.cy</b>               |
| License number   | <b>344/E</b> | Legal name | <b>FOX Smart Estate Agency Network Ltd</b> |
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## Price change history

€50 000 on Feb 7, 2026

