

4500m² Building for Sale in Limassol - Agios Nicolaos

An iconic landmark building in central Limassol within easy access to all arteries of Limassol and 200 metres from the beach road. Consisting of 6 floors: 1st floor 646m² 2nd floor 646m² 3rd floor 673m² 4th floor 700m² 5th floor 734m² 6th floor 734 m² 65 parking spaces with extra 33m² under ground. The building has ventilation systems, a/c throughout, 3 stages of power outage protection, (UPS and generator), access control system, video surveillance system, alarm system, fire safety system, server rooms, raised floor, fibre optic cabling. ✖

Property Info

Covered Area	4500
Total Number of Floors	6
Furnishing	Unfurnished
Heating	Central Heating, Yes
Air Conditioning	All rooms, Yes

Plot / Area Info

Plot area	800
Parking	Covered, Yes

Additional info

Reference Number	B-118596
Property type	Building
Condition	Pre-Owned

Amenities

Location

Location: Limassol - Agios Nicolaos Region: **Limassol**
Coordinates: 34.69353231 / 33.05751794

Price: €23 000 000 + VAT

VAT for this property is **€4,262,667** or **€4,370,000**. 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	Excluded	Title transfer fee	~€916 600.00	Common expenses	None
		Price per SQM	€5 111.00/m²		

Representative: FOX

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Price change history

€23 000 000 on Jul 14, 2023







