

173m² Building for Sale in Limassol

An excellent opportunity to rent a new commercial building in the heart of Limassol's vibrant Old Town, just steps from the sea. Ideal for offices, showrooms, or retail with high visibility and easy access.

POTAMOS TIS GERMASOGEIAS Mesa Geitonia ΠΟΤΑΜΟΣ ΤΗΣ Μέσα Γειτονιά ΓΕΡΜΑΣΟΓΕΙΑΣ Kato Polemidia **Ypsonas** Limassol Zoo Κάτω Ύψωνας Ζωολογικός Πολεμίδια Κήπος Λεμεσού Limassol Λεμεσός OMONIA OMONOIA Trachoni Akrotiri Bay Τραχώνι Κόλπος Ακρωτηρίοι ZAKAKI Ucosus Ocole ZAKAKI Map data @2025

? Property Overview:

Condition: Brand New

Total Area: 173 m²

Covered Area: 152 m²

Plot size: 64 m²

Floor Level: 3

Raised Floors: 3

Energy Efficiency: Class C

? Key Features:

* VRV Air Conditioning System - efficient and quiet climate control



? Kitchen Area

? 2 WC

?? Reception Area

? Prime Location:

Located in Limassol's Historic Cente...

Property Info		Plot / Area Info			Additional info	
Covered Area	173					
Covered Veranda	10				Reference Number	er 0-96386
Uncovered Veranda	10				Property type	Building
Total Number of Floors	3	Plot area	64	ļ.	Condition	Pre-Owned
Furnishing	Unfurnished				Bathrooms	1
Heating	Central Heating, Yes				View	City view
Air Conditioning	All rooms, Yes					

Amenities Location

• Air Conditioning

Location: Limassol
Region: Limassol

Coordinates: **34.6786322** / **33.0413055**



Price: €750 000 + VAT

VAT for this property is €51,460 or €142,500. 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 Excluded

Title transfer fee ~€26 600.00

Price per SQM €4 335.00/m²

Common expenses None

Representative: FOX

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Price change history

€750 000 on Sep 4, 2023

















