

## 194m<sup>2</sup> Office for Sale in Limassol - Omonia

The office is located in Omonia area in Limassol and has covered area 194 square meters. It's on the first floor. It has two w.c., one kitchenette and two covered parking spaces and has big double-glazed windows facing the main road. Also it has a conference room. It has easy access to main roads and all services and amenities. The office has been recently fully renovated. ✖

### Property Info

Covered Area **194**  
 Furnishing **Unfurnished**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **O-99416**  
 Property type **Office**  
 Condition **Pre-Owned**

### Amenities

#### Location

**Location:** Limassol - Omonia      Region: **Limassol**  
 Coordinates: **34.6670005 / 33.0127645**

## Price: €450 000 + VAT

VAT for this property is **€36,789** or **€85,500**. 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 | <b>~€14 600.00</b>             | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€2 320.00/m<sup>2</sup></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

€430 000 on Sep 4, 2023  
 €450 000 on Nov 18, 2025



