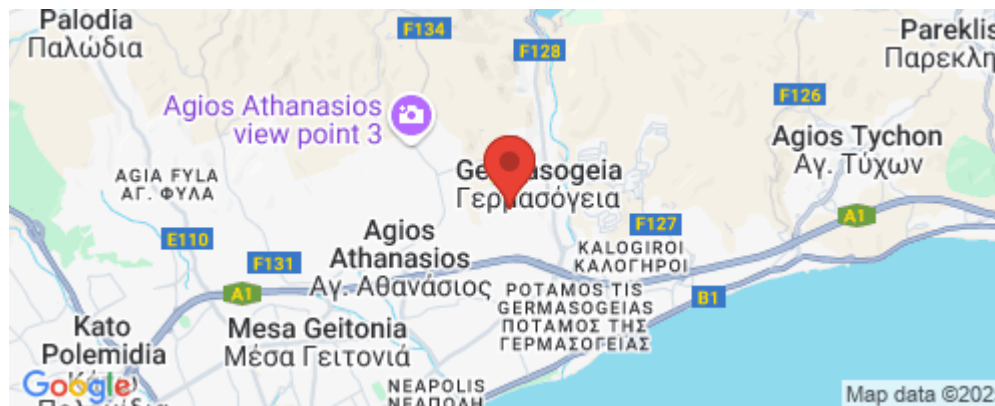


## 203m<sup>2</sup> Office for Sale in Germasogeia, Limassol District

Nestled in the vibrant heart of the Paniotis Area within Germasogia Municipality, Limassol, stands an architectural marvel soon to grace the skyline - Office Building. Set against the backdrop of Limassol's bustling business district, this avant-garde structure epitomizes modernity and functionality in equal measure.



With an estimated completion slated for the first half of 2026, this forthcoming landmark promises to be a beacon of productivity and sophistication. Designed to cater to the diverse needs of contemporary enterprises, its meticulously crafted spaces are primed to inspire creativity, collaboration, and success.

### Property Info

Covered Area	<b>203</b>
Covered Veranda	<b>65</b>
Total Number of Floors	<b>3</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

### Amenities

### Location

**Location:** Germasogeia  
**Coordinates:** **34.716896753975 / 33.078434244718**

**Region:** **Limassol**

### Additional info

Reference Number	<b>7130</b>
Property type	<b>Office</b>
Condition	<b>Brand New</b>
Construction Year	<b>2026</b>

**Price: €1 093 950 + VAT**

VAT for this property is **€94,683** or **€207,851**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 389.00/m<sup>2</sup></b>		

**Representative: MySpace**

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPLACE Real Estate/ A.SP.Thinkrealty ltd</b>
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**Price change history**

€1 318 850 on Mar 16, 2024

€1 093 950 on Aug 8, 2024





