

## 683m<sup>2</sup> Office for Sale in Limassol - Agios Athanasios

Reference ID: #SA33887Price details: €6,500,000 +VATThis commercial office space, priced at Euro 6,500,000 + VAT, offers a host of amenities and features ideal for businesses seeking a modern and functional workspace. Located on the 3rd floor, its prime location provides quick access to and from the highway, enhancing convenience for employees and clients alike. With a generous area of 683 square meters, plus additional common space in the lift hall suitable for reception or waiting zones, the office is spacious and well-designed. It boasts a brand-new construction, ensuring it is ready for immediate occupancy. The office includes 13 parking spaces, 7 of which are underground and covered,...

| Property Info     |     | Plot / Area Info |    | <b>Additional info</b>         |                                |
|-------------------|-----|------------------|----|--------------------------------|--------------------------------|
| Covered Area      | 683 |                  |    |                                |                                |
| Covered Veranda   | N/A |                  |    | Deference Number               | CA22007                        |
| Uncovered Veranda | N/A | Pool             | No | Reference Number Property type | SA33887<br>Office<br>Brand New |
| Floor Number      | 3   | Parking          | No |                                |                                |
| Energy Efficiency | N/A |                  |    | Condition                      | brand New                      |
| Air Conditioning  | Yes |                  |    |                                |                                |

| Amenities | Location |
|-----------|----------|
|           |          |

• Storage room

Location: Limassol - Agios Athanasios Region: Limassol

Coordinates: 34.704852478727 / 33.060348602974



Price: €6 500 000 + VAT

VAT for this property is €1,035,146 or €1,235,000. 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.

|  | Evaluated | Title transfer fee None    | Common ovnoncos None                     |
|--|-----------|----------------------------|--|
|  | Excluded  | Price per SOM <b>€9 51</b> | 7.00/m <sup>2</sup> Common expenses None |

## **Representative: Smart Assets**

| Registration number | 1109  | Email      | info@smartassets.com.cy |
|---------------------|-------|------------|-------------------------|
| License number      | 317/E | Legal name | N/A                     |

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## **Price change history**

€6 500 000 on Mar 27, 2024









