

## 211m<sup>2</sup> Office for Sale in Limassol District

This excellent investment property is prominently located in the heart of Limassol in one of the most vibrant and attractive areas in the city. The property is situated opposite the north entrance of the ZOO with a walking distance of the House of Courts. The property benefits for its direct access to the main roads that lead to the old City of Limassol and the sea all are in close proximity can be reached in walking distance. The property is within a 15 minute walk from a range of shops, restaurants and other amenities.

The property is on the first floor of the building and the area is approx. 211 sq.m. The property can be accessed via the video door release system from either the ...

### Property Info

Covered Area **211**  
Heating **Yes**  
Air Conditioning **Yes**

### Plot / Area Info

### Amenities

- Storage room

### Additional info

Reference Number **20512**  
Property type **Office**  
Construction Year **2001-2010**

### Location

Region: **Limassol**

## Price: €600 000 + VAT

VAT for this property is **€54,284** or **€114,000**. 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	<b>Excluded</b>	Title transfer fee	<b>~€20 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 844.00/m<sup>2</sup></b>		

## Representative: 1st Class Homes

Registration number

**690**

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License number

**367/E**

Legal name

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## Price change history

€600 000 on May 23, 2024

