

320m² Commercial for Sale in Agios Nikolaos, Limassol District

Recently renovated office located in the heart of Limassol and very close the Seafront.

The office is Inext to all amenities (Food, Coffee shops, Banks, Retail Shops) with walking distance to the sea.

Whole Floor office on a Commercial Office Building offering sweeping views of the City & Sea.

The office is rented long term to a Solid Technology Company.

Key Features

Security / Concierge at the Lobby of the Building

7 Big Separate Offices + Open Plan Space

Managerial Office

Conference Room

Server Room

Two Kitchens

4 Toilets

A/C Systems

Gated & Covered Parking Spaces

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Property Info

Covered Area **320**

Heating **Yes**

Air Conditioning **Yes**

Plot / Area Info

Additional info

Reference Number **40944**

Property type **Other Commercial**

Construction Year **1990 and older**

Amenities

- Air Conditioning

Location

Location: Agios Nikolaos Region: **Limassol**

Price: €1 500 000 + VAT

VAT for this property is **€186,563** or **€285,000**. 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.

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|-----|-----------------|--------------------|---------------------|-----------------|-------------|
| VAT | Excluded | Title transfer fee | ~€56 600.00 | Common expenses | None |
| | | Price per SQM | €4 688.00/m² | | |

Representative: 1st Class Homes

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|--|--------------|------------|--|
| Registration number | 690 | Email | info@1stclass-homes.com |
| License number | 367/E | Legal name | KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD |
| Phone: +35725310243, +35770000889 | | | |

Price change history

€1 500 000 on May 23, 2024





