

## 1738m<sup>2</sup> Commercial for Sale in Limassol District

New Modern High Tech. Office Building!

Key Features:

The Building has an attractive prime location with very High Visibility!

Very easy access to the Highway!

Panoramic Views of the Sea and the City!

GENERAL INFO:

TOTAL Building Useful area: 1.738m<sup>2</sup>

Beautiful Roof Garden with Panoramic views!

- Whole Building is Rented to One Solid Company!

- Long term agreement for the next 7 years, for 516.000/ yearly + vat (During the agreement there are increases in the rental price)

### Property Info

### Plot / Area Info

### Additional info

Covered Area **1738**

Air Conditioning **Yes**

Reference Number **39330**

Property type **Other Commercial**

Construction Year **2022**

### Amenities

- Air Conditioning

### Location

Region: **Limassol**

## Price: €12 000 000 + VAT

VAT for this property is **€2,135,006** or **€2,280,000**. 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>~€476 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6 904.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
License number	<b>367/E</b>	Legal name	<b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b>
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## Price change history

€12 000 000 on May 24, 2024





