

## 1435m<sup>2</sup> Building for Sale in Limassol - Linopetra

An Office Tower centrally located, with guick access to the highway and a 1-minute drive from the sea.

The project comprises of a ground floor office with mezzanine and lobby area at the entrance and 4 typical floors with Reception area.

**Key Features** 

1st floor: covered area 277 sq.m. + covered veranda 90 sq.m.

2nd, 3rd, 4th floors: covered area 284 sq.m. + covered veranda 72 sq.m.

Roof 16 sq.m.

Covered veranda 305 sq.m.

Lobby 121 sq.m.

Basement 678 sq.m.

Each floor includes 7 offices and a lobby area.

33 covered parking spaces

| Property Info |      | Plot / Area Info |     | Additional info   |                           |  |
|---------------|------|------------------|-----|-------------------|---------------------------|--|
|               |      |                  |     | Reference Number  | 50667                     |  |
|               |      |                  |     | Property type     | Building                  |  |
| Covered Area  | 1435 | Plot area        | 970 | Condition         | <b>Under Construction</b> |  |
|               |      |                  |     | Construction Year | 2026                      |  |
|               |      |                  |     | Bathrooms         | 5+                        |  |

## Amenities Location

• Storage room Location: Limassol - Linopetra Region: Limassol



Price: €11 300 000 + VAT

VAT for this property is €1,981,634 or €2,147,000. 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        | Excluded  | Title transfer fee | None                     | Common ovnenses | None |
|------------|-----------|--------------------|--------------------------|-----------------|------|
| Title deed | Has Title | Price per SOM      | €7 875.00/m <sup>2</sup> | Common expenses | None |

## **Representative: 1st Class Homes**

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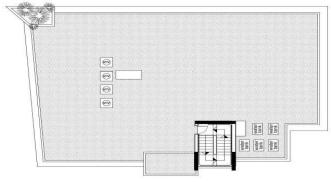
Phone: +35725310243, +35770000889

## **Price change history**

€9 400 000 on May 24, 2024 €11 300 000 on Jul 3, 2025







roof plan

