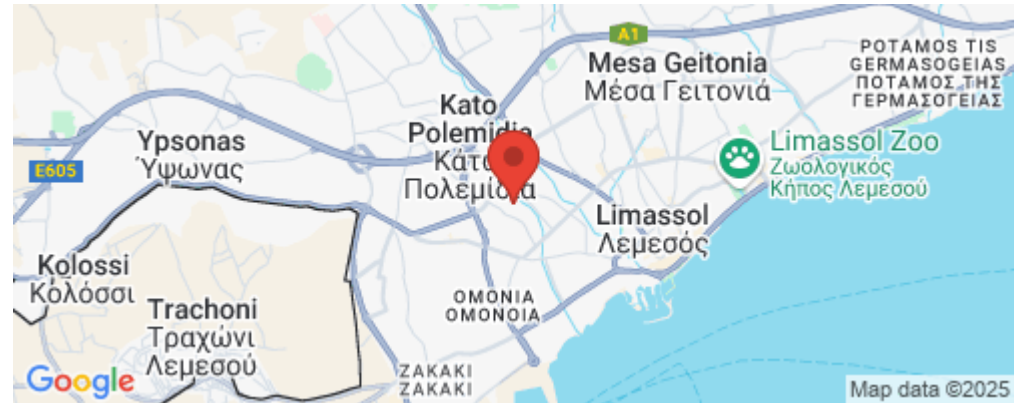


## 1454m<sup>2</sup> Building for Sale in Limassol

Modern office building for sale in Kato Polemidia, Limassol



The design of this modern office floor captures a blend of aesthetic appeal, functionality, and environmental consciousness with a roof garden in the common area. Here are some key elements that contribute to its overall excellence:

- \* Open Spaces: An open floor plan with clustered workstations fosters collaboration while maintaining personal space.
- \* Natural Light: Large floor-to-ceiling windows maximize natural light, improving ambiance, and productivity, and reducing artificial lighting needs.
- \* Sustainability: Energy-efficient lighting, eco-friendly materials, and adherence to green building standar...

### Property Info

Covered Area **1454**  
Energy Efficiency **A**

### Plot / Area Info

### Additional info

Reference Number **53054**  
Property type **Building**  
Condition **Under Construction**

### Amenities

### Location

**Location:** Limassol  
**Coordinates:** **34.681197225426 / 33.016187430029**

Region: **Limassol**

**Price: €4 200 000 + VAT**

VAT for this property is **€737,340** or **€798,000**. 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>None</b>                    | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€2 889.00/m<sup>2</sup></b> |                 |             |

**Representative: NCH Real Estate**

|  |              |            |                               |
|--|--------------|------------|-------------------------------|
| Registration number                      | <b>1146</b>  | Email      | <b>info@nchrealestate.com</b> |
| License number                           | <b>571/E</b> | Legal name | <b>N/A</b>                    |
| Phone: <b>+35722424203, +35777770532</b> |              |            |                               |

**Price change history**

€4 200 000 on Jun 28, 2024

