

203m² Office for Sale in Nicosia District

First Floor Office for Sale in Trypiotis quarter, Nicosia. The property holds a premium position in Nicosia business center, surrounded by all amenities, services, commercial and residential developments. X

The property is an office space on the first floor, in Trypiotis quarter. The office is part of a mixed-use building, has an internal area of 203sqm and the right to use 3 parking spaces on the mezzanine level. The office benefits from VRV air conditioning units, double-glazed windows and office partitions.

It is an ideal investment opportunity.

Extras: Covered parking, Double Glasses, VRV Air Condition System

Property Info	Plot / Area Info	Additional info
Covered Area 203	Plot area 1096	Reference Number 35510
Furnishing Unfurnished	Parking Covered, Yes	Property type Office
Air Conditioning All rooms, Yes		Condition Pre-Owned

Amenities	Location
	Region: Nicosia Coordinates: 35.168994 / 33.358028

Price: €390 000 + VAT

VAT for this property is **€33,755** or **€74,100**. 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 Price per SQM	~€12 200.00 €1 921.00/m²	Common expenses	None
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Representative: Kalogirou Real Estate

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Price change history

€500 000 on Aug 9, 2024

€390 000 on Sep 24, 2025

