

## 250m<sup>2</sup> Office for Sale in Limassol District

Opportunity Office in the Seafront, located next to Limassol Marina!

Ideally located in the best business seafront location, walking Distance to Limassol Marina and all amenities like: Famous Restaurants, Bus Stations, Castle Square, Banks, Cafes, etc

The Building is fully Commercial (offices)!

The office internally is fully renovated few years ago!

General Features:

Office: 250m<sup>2</sup>

Furniture & Equipment Included!

Beautiful Seaview

High Quality Modern Glass Partitions

High Level Security Systems

Building Access Control

2 Elevators

Highest speed Fibre-Optic Internet Connection

Private Floor Access Control<...

### Property Info

### Plot / Area Info

Covered Area **250**

Air Conditioning **Yes**

### Amenities

- Air Conditioning

### Additional info

Reference Number **36930**

Property type **Office**

Condition **Pre-Owned**

Construction Year **2020**

Bathrooms **5+**

### Location

Region: **Limassol**

## Price: €1 350 000 + VAT

VAT for this property is **€143,100** or **€256,500**. 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>~€50 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 400.00/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>
Phone: <b>+35725310243, +35770000889</b>			

## Price change history

€1 250 000 on Oct 8, 2024  
 €1 350 000 on Apr 8, 2025













