

## 80m<sup>2</sup> Office for Sale in Limassol - Agios Athanasios

### Space Details:

- \* Total area: 110 sqm
- \* Covered areas: 80 sqm
- \* Covered veranda: 30 sqm (front-facing with Mediterranean views)
- \* 2nd floor with open sea views

### Office Features:

- \* Welcoming lobby
- \* Versatile office spaces
- \* Conference room
- \* Kitchenette
- \* 2WC
- \* 2 dedicated parking spaces

### Building Features:

- \* Manned reception
- \* 24-hour security
- \* Controlled access to parking and building
- \* Property management
- \* On-site gym and cafeteria
- \* Double-height luxurious lobby
- \* Raised floors
- \* 4 high-speed elevators

### Community & Location:

- \* Preferred by presti...



**Plot / Area Info****Additional info**

Covered Area **80**  
Furnishing **Furnished**  
Air Conditioning **All rooms, Yes**

Parking **Covered, Yes**

Reference Number **8031**  
Property type **Office**  
Condition **Pre-Owned**  
Bathrooms **2**  
View **Sea view**

**Amenities**

- Gym

**Location**

**Location:** Limassol - Agios Athanasios    Region: **Limassol**  
Coordinates: **34.6899961 / 33.0704851**

## Price: €1 500 000 + VAT

VAT for this property is **€75,000** or **€285,000**. 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>~€56 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€18 750.00/m<sup>2</sup></b>		

## Representative: Kadis Estates

Registration number	<b>506</b>	Email	<b>info@kadis.com.cy</b>
License number	<b>62/E</b>	Legal name	<b>N/A</b>
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## Price change history

€1 300 000 on Oct 18, 2024

€1 500 000 on Nov 6, 2024









