

## 326m<sup>2</sup> Office for Sale in Limassol - Kapsalos

- •Indoor Area 326.4m2
- •Covered Verandas 41.7m2
- Top-floor restaurant
- Gym Facilities
- Kitchen
- Modern Design
- •Close to several amenities
- Investment Opportunity
- •Energy Efficiency "A"

1	AGIA FYLA	
	Limassol Coporal Hospital	Agios
	General Hospital Γενικό Νοσοκομείο	Athanasios POTAMOS TIS
	Λεμεσού	Addividotos GERMASOGEIAS BI
		Mesa Ceitonia ΓΕΡΜΑΣΟΓΕΙΑΣ
	Kato	Μέσα Γειτονιά
Ypsonas	Polemidia	NEAPOLIS NEAROAH
Ύψωνας	Κάτω Πολεμίδια	NEATION H
	Πολεμισια	Limassol
Carrie		Λεμεσός
Google	43 7	Map data ©2025

Property Info		Plot / Area Info		Additional info		
				Reference Number	8350	
Covered Area	226	Parking	Covered, Yes	Property type	Office	
	326			Condition	<b>Brand New</b>	
				Bathrooms	2	

<b>Amenities</b>	Location	
. Cum	Location: Limassol - Kapsalos	Region: Limassol
• Gym	Coordinates: 34.6982601 / 33.045509	3



Price: €3 750 000 + VAT

VAT for this property is €470,936 or €712,500. 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.

	Eveluded	Title transfer fee	None		None
	Excluded	Price per SOM	€11 503.00/m <sup>2</sup>	Common expenses	None

## **Representative: Kadis Estates**

Registration number	506	Email	info@kadis.com.cy
License number	62/E	Legal name	N/A

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## **Price change history**

€3 542 962 on Oct 23, 2024 €3 750 000 on Aug 7, 2025









