

## 368m<sup>2</sup> Office for Sale in Limassol - Kapsalos

Commercial building located in the most prestigious commercial area of Limassol with easy access to highway and all main roads.

Office Space 326,4m<sup>2</sup>+ 41,7m<sup>2</sup> covered veranda

Key Features

Panoramic views

Shell and core

Iconic landmark design

Floor to ceiling windows

Restaurant at the top of the tower

Breathtaking views

Gym area

Provision for plumbing drainage

Provision for sanitary wares

Provision for a/c

Provisions for electrical installations and lighting fittings

Ceramic tile floors in the common areas and verandas

Status: Off plan

Completion date: October 2028

### Property Info

### Plot / Area Info

Covered Area **368**

### Additional info

|                   |                           |
|-------------------|---------------------------|
| Reference Number  | <b>54614</b>              |
| Property type     | <b>Office</b>             |
| Condition         | <b>Under Construction</b> |
| Construction Year | <b>2028</b>               |

### Amenities

### Location

**Location:** Limassol - Kapsalos Region: **Limassol**

## Price: €3 750 000 + VAT

VAT for this property is **€498,505** 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.

|     |                 |                    |                                 |                 |             |
|-----|-----------------|--------------------|---------------------------------|-----------------|-------------|
| VAT | <b>Excluded</b> | Title transfer fee | <b>None</b>                     | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€10 190.00/m<sup>2</sup></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

€3 542 962 on Oct 31, 2024

€3 750 000 on Jul 22, 2025

