

## 455m<sup>2</sup> Office for Sale in Limassol - Agios Athanasios

Modern office space, located in the sought-after area of Agios Athanasios. This spacious property offers an impressive internal area of 455 m<sup>2</sup>, providing ample room for your business needs. Situated on the fourth floor of a five-story building, access is convenient with an elevator servicing all levels. 

Agios Athanasios is known for its vibrant business community and strategic location. This area combines a tranquil environment with easy access to essential amenities, making it ideal for both work and leisure. Nearby, you will find restaurants, cafés, and shops, as well as excellent transport links to the surrounding regions. The setting is perfect for establishing a thriving busi...

### Property Info

Covered Area **455**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **24687**  
Property type **Office**  
Condition **Brand New**

### Amenities

- Elevator

### Location

**Location:** Limassol - Agios Athanasios      Region: **Limassol**  
Coordinates: **34.699023693579 / 33.056494844181**

**Price: €3 464 175 + VAT**

VAT for this property is **€498,308** or **€658,193**. 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>€7 614.00/m<sup>2</sup></b>		

**Representative: Kazo Real Estate**

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**Price change history**

€3 464 175 on Nov 29, 2024





