

## 109m<sup>2</sup> Commercial for Sale in Limassol District

Commercial development is located in the heart of Limassol, on the first line by the sea in the famous Molos area.

### Key Features

Shell & core finishings of the office spaces  
 Marble walls and floors in the restrooms  
 Ceramic tile floors in the verandas  
 Provisions for A/C in every office  
 High standard sanitary ware from European brands in common areas and restrooms  
 Thermal aluminum doors and window frames with double glazing  
 Provisions for electrical installations and lighting fittings  
 Provisions for plumbing-drainage, with hot and cold water and an instant heater included  
 No loose furniture is included  
 Keypad intercom at ...

### Property Info

Covered Area **109**  
 Heating **Yes**  
 Air Conditioning **Yes**

### Plot / Area Info

### Additional info

Reference Number **55837**  
 Property type **Other Commercial**  
 Condition **Under Construction**  
 Construction Year **2028**

### Amenities

- Storage room

### Location

Region: **Limassol**

## Price: €1 700 000 + VAT

VAT for this property is **€85,000** or **€323,000**. 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>None</b>                     | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€15 596.00/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

€1 860 000 on Jan 15, 2025

€1 700 000 on Jul 22, 2025





