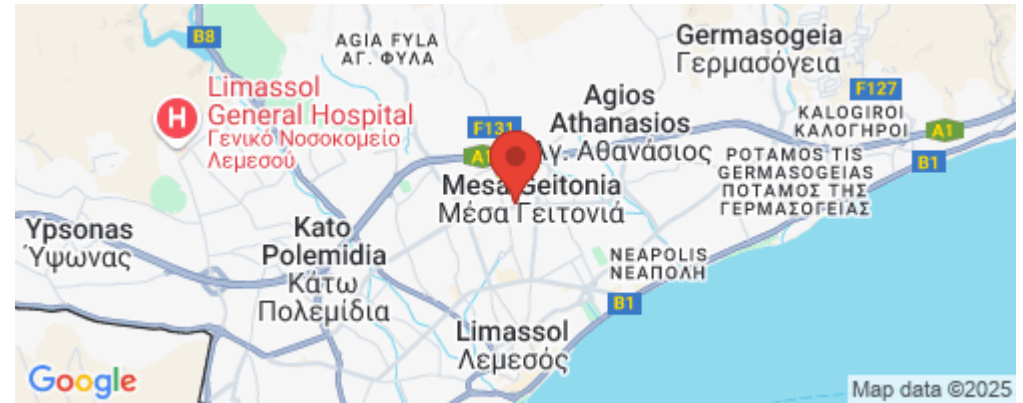


## 1061m<sup>2</sup> Building for Sale in Limassol - Mesa Geitonia

Property consists of a modern Commercial-Office 3 storey building, erected within a corner plot with frontage on Makedonias avenue, Mesa Geitonia, Limassol. This primely located building enjoys high visibility, excellent exposure and easy access to the major transport routes.



The building is suitable for:

- (a) income-producing rental property. Since the Ground Floor + Mezzanine + part of the basement is rented to a major local bank. While the remaining 1st & 2nd floors remain vacant and available.
- (b) business headquarters for the 1st and 2nd floor while enjoying the rental income from a blue chip tenant from the GF.

Key Features:

- 3 Storey Co...

### Property Info

Covered Area **1061**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Plot area **736**  
 Parking **Covered, Yes**

### Additional info

Reference Number **50344**  
 Property type **Building**  
 Condition **Pre-Owned**

### Amenities

#### Location

**Location:** Limassol - Mesa Geitonia    Region: **Limassol**  
 Coordinates: **34.698314 / 33.041795**

## Price: €3 000 000 + VAT

VAT for this property is **€510,622** or **€570,000**. 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>~€116 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 828.00/m<sup>2</sup></b>		

## Representative: Kalogirou Real Estate

Registration number	<b>1104</b>	Email	<b>info@kalogirourealestate.com</b>
License number	<b>569/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35724003723</b>			

## Price change history

€3 000 000 on Feb 11, 2025

