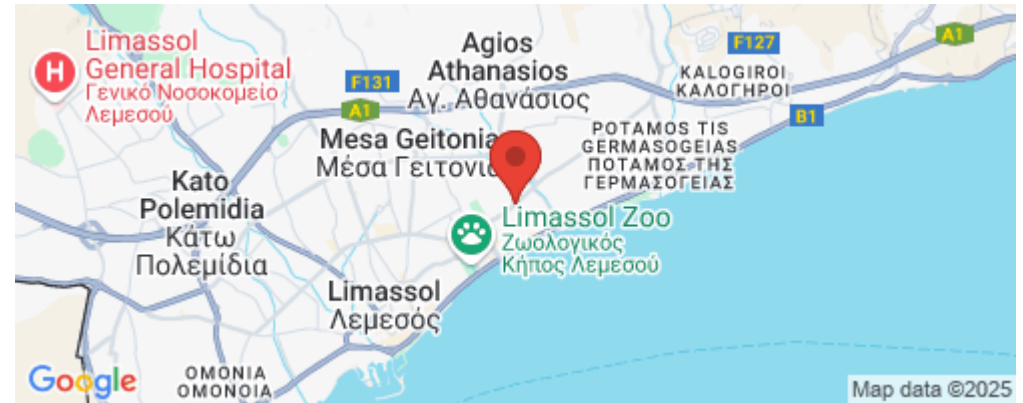


## 167m<sup>2</sup> Office for Sale in Limassol District

Prime Office for Sale – Agios Nikolaos, Limassol  
 167 sq.m. | 5th Floor | New Development | City Views



- ☐ Central Heating & A/C
- ☐ Marble Floors & Double Glazed Windows
- ☐ Elevator, Storage & Security Features
- ☐ Prime Commercial Location

Price: €1,270,000

- ☐ Close to City Center, Transportation, & Amenities

☐ Contact Century 21 Cyprus for details!

### Property Info

Covered Area	<b>167</b>
Floor Number	<b>5</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Parking **Yes**

### Additional info

Reference Number **1425951**  
 Property type **Office**

### Amenities

### Location



Region: **Limassol**

Coordinates: **34.69205583549 / 33.062695561033**

[www.index.cy](http://www.index.cy) - All Cyprus Real Estate

## Price: €1 270 000 + VAT

VAT for this property is **€81,599** or **€241,300**. 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>~€47 400.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€7 605.00/m<sup>2</sup></b>		

## Representative: Century 21

Registration number	<b>1141</b>	Email	<b>info@c21cy.com</b>
License number	<b>110/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35725267979</b>			

## Price change history

€1 270 000 on Mar 18, 2025

