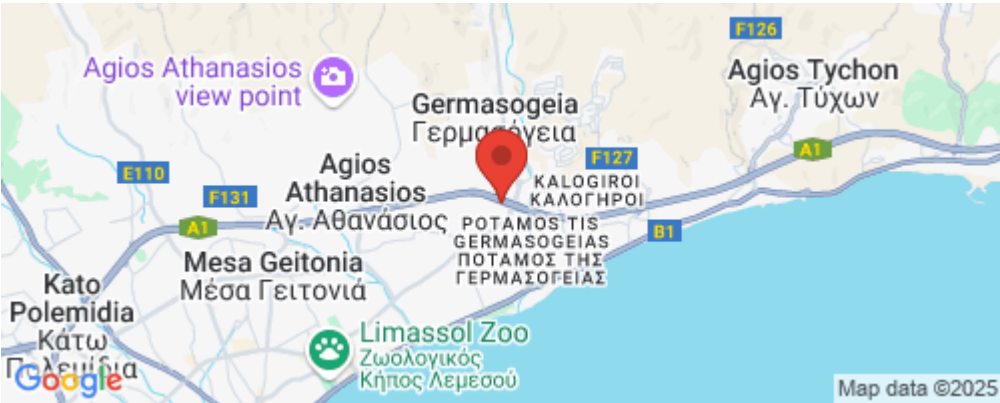


2965m² Building for Sale in Germasogeia, Limassol District

For sale is an impressive off-plan commercial office building located in Germasogeia - Chalomandres (Columbia) area, Limassol. This modern property spans a total of 2,965 sq.m., offering a prime business space close to the sea and city center, making it highly accessible and attractive for commercial use. The building includes a spacious basement of 2,011 sq.m., ideal for parking and storage. Additionally, there is a 566 sq.m. showroom on the ground floor, complemented by 194 sq.m. of common areas and a mechanical floor of 379 sq.m.



The building comprises 5 floors above the basement, with each floor offering 379 sq.m. of office space and 97 sq.m. of common areas. The 5th floor...

Property Info		Plot / Area Info		Additional info	
Covered Area	2965	Parking	Yes	Reference Number	1236470
Energy Efficiency	A			Property type	Building
Amenities	Location				
	Location: Germasogeia			Region: Limassol	
	Coordinates: 34.708218764799 / 33.084726332963				

## Price: €25 000 000 + VAT

VAT for this property is **€4,572,934** or **€4,750,000**. 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>~€996 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€8 432.00/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: +35725267979			

## Price change history

€25 000 000 on Mar 18, 2025





