

## 600m<sup>2</sup> Building for Sale in Limassol District

New Luxurious Modern Office Building in the City Center walking distance to all amenities (Food, Cafes, Shops, Banks, Bus Stations, Supermarkets etc).

Whole Building: 600m<sup>2</sup> office space

Big Roof Garden with BBQ area.

The building consists of basement, ground floor which also has a small back garden, mezzanine and 1st floor.

Each floor is approximately 150sqm. So, a total of 600sqm.

There is also a roof garden with a BBQ area, Pergola, toilet and shower room and artificial grass.

Key Features:

Structure Cabling

Access Controls

Full A/C

Kitchens

Toilets

### Property Info

Covered Area	<b>600</b>
Air Conditioning	<b>Yes</b>

### Plot / Area Info

Plot area	<b>183</b>
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### Additional info

Reference Number	<b>56713</b>
Property type	<b>Building</b>
Condition	<b>Pre-Owned</b>
Construction Year	<b>2024</b>
Bathrooms	<b>5+</b>

### Amenities

- Roof Garden

### Location

Region: **Limassol**

## Price: €2 500 000 + VAT

VAT for this property is **€387,500** or **€475,000**. 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>~€96 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 167.00/m²</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

€2 500 000 on Apr 5, 2025













