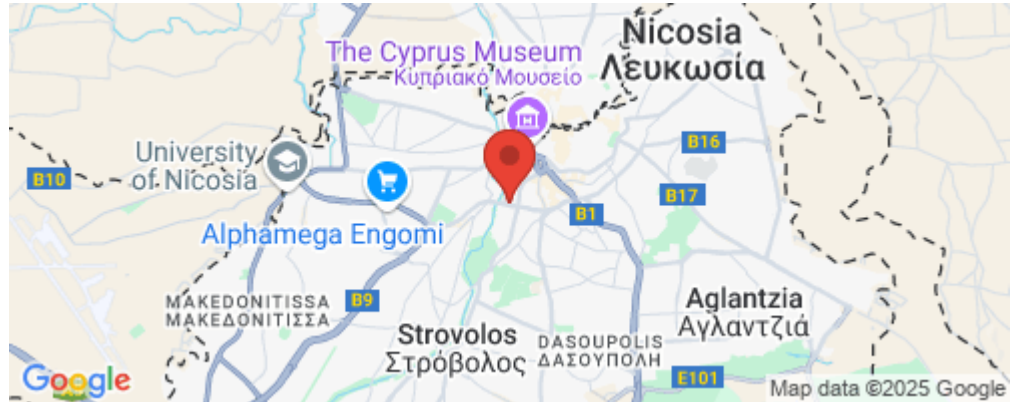


1229m² Office for Sale in Agioi Omologites, Nicosia District

The property refers to offices on the 2nd, 3rd, 4th floors and office no. 4 on the ground floor in Agioi Omologites. The offices are part of a mixed-use building, known as "Silvex House" which abuts on Griva Digeni Avenue. The 4th floor has an area of 238sqm, the 3rd floor 328 sqm and the 2nd floor 630sqm. The office no.4 has a ground floor area of 33 sqm plus a mezzanine of 16 sqm. The property has the right to 23 parking spaces.



The offices are currently rented by Government Services.

The property holds a premium location with high visibility, in Nicosia Business Centre. It offers excellent proximity to all amenities, public services, bars and restaurants. It i...

Property Info

Covered Area **1229**
Energy Efficiency **D**

Plot / Area Info

Plot area **1501**

Additional info

Reference Number **9524**
Property type **Office**
Condition **Pre-Owned**
Construction Year **1991-2000**

Amenities

Location

Location: Agioi Omologites Region: **Nicosia**
Coordinates: **35.163985 / 33.352724**

Price: €2 420 000 + VAT

VAT for this property is **€418,449** or **€459,800**. 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	Excluded	Title transfer fee	~€93 400.00	Common expenses	None
		Price per SQM	€1 969.00/m²		

Representative: GoGordian (Gordian Servicing)

Registration number	N/A	Email	seraclidou@gordianservicing.com
License number	N/A	Legal name	GoGordian (Gordian Servicing)
Phone: +35780004321, +35722812065			

Price change history

€2 420 000 on Apr 16, 2025

