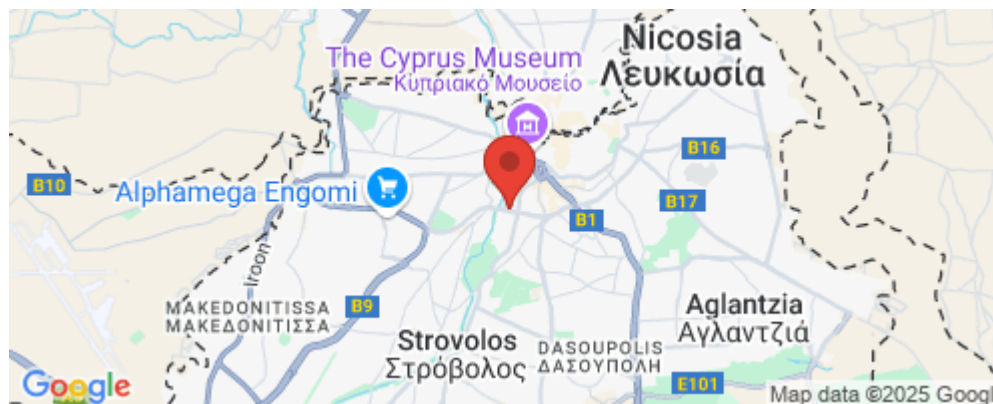


181m² Office for Sale in Agioi Omologites, Nicosia District

The property is an office on the ground floor in Agioi Omologites. The office is part of a mixed-use building, known as "Silvex House" which abuts on Griva Digeni Avenue. It has an area of 181sqm and a mezzanine of 87 sqm. It has the right to 4 parking spaces in the 2nd basement.



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 is a great investment opportunity for high rental income at the centre of the capital.

The procedure for the issuance of separate title deeds for each unit has been initiated.

There is a certificate of fin...

Property Info

Covered Area **181**
Energy Efficiency **C**

Plot / Area Info

Additional info

Reference Number **9537**
Property type **Office**
Condition **Pre-Owned**
Construction Year **1991-2000**

Amenities

Location

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

Price: €430 000 + VAT

VAT for this property is **€31,810** or **€81,700**. 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	~€13 800.00	Common expenses	None
		Price per SQM	€2 376.00/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

€430 000 on May 15, 2025



