

## 1382m<sup>2</sup> Building for Sale in Potamos Germasogeias, Limassol District

A landmark commercial development designed around the concept of next-generation prime offices, combining efficiency, flexibility, and lifestyle-driven design. The building brings together conference areas, informal collaboration zones, and individual leasable workspaces, offering a modern environment where productivity and relaxation coexist.



Ideally positioned in the heart of Limassol's seafront urban area, just 400 meters from the beach, the property enjoys excellent accessibility, abundant natural light, and a quiet yet prestigious business setting. Its contemporary architecture intelligently maximizes the plot's potential, responding thoughtfully to the surrounding terrain...

### Property Info

Covered Area	<b>1382</b>
Furnishing	<b>Unfurnished</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Plot area	<b>815</b>
Parking	<b>Covered, Yes</b>

### Additional info

Reference Number	<b>29720</b>
Property type	<b>Building</b>
Condition	<b>Brand New</b>

### Amenities

- Gym

### Location

**Location:** Potamos Germasogeias      Region: **Limassol**  
**Coordinates:** **34.692649 / 33.080357**

## Price: €7 900 000 + VAT

VAT for this property is **€1,380,957** or **€1,501,000**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 716.00/m²</b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
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## Price change history

€3 900 000 on May 31, 2025

€7 900 000 on Jan 13, 2026

