

930m² Building for Sale in Larnaca - Agios Nikolaos, Limassol District

2-storey building plus ground floor, total area 930m² is in a great location, in a business part of a city and within walking distance from the District Court of Limassol. Ground floor 180 m². Mezzanine 40 m². The area of each floor is approximately 300 m². The area of 1-2 floors together is 600 m². Roof garden of 60 m². All offices have a VRV system, raised floors, wifi optical fiber cable internet and structural cabling. The office is furnished. 12 Parking spaces + 3- additional spaces. Located in the area of Agios Nikolaos, within walking distance from the sea.

Property Info

Covered Area **930**
Floor Number **2**
Energy Efficiency **B**
Air Conditioning **All rooms, Yes**

Plot / Area Info

Additional info

Reference Number **237349**
Property type **Building**
Condition **Pre-Owned**

Amenities

Location

Location: Larnaca - Agios Nikolaos Region: **Limassol**

Price: €4 000 000 + VAT

VAT for this property is **€669,677** or **€760,000**. 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	Excluded	Title transfer fee	~€156 600.00	Common expenses	None
		Price per SQM	€4 301.00/m²		

Representative: MySpace

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Price change history

€4 000 000 on Jun 7, 2025







