

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	Plot / Area Info	Additional info
Covered Area 930		Reference Number 237349
Floor Number 2		Property type Building
Energy Efficiency B		Condition Pre-Owned
Air Conditioning All rooms, Yes		
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 Price per SQM	~€156 600.00 €4 301.00/m²	Common expenses	None
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Representative: MySpace

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Price change history

€4 000 000 on Jun 7, 2025







