


## 423m<sup>2</sup> Office for Sale in Limassol - Kapsalos

A unique, modern landmark in Limassol's central business district. Its curved design blends style with functionality and features 18 premium offices across 8 floors. The top floor offers a gourmet restaurant with sweeping views, and a high-end gym just above the mezzanine. Built with the finest materials, :evolution combines business quality with luxury, making it ideal for modern offices or as a prime investment opportunity. 

Major benefits

Iconic landmark design;

584 sq. m. of private terraced areas;

Top-floor restaurant with stunning views and premium gym facilities;

Sunlit workspaces with floor-to-ceiling windows;

Convenient and central location w...

### Property Info

Covered Area

**423.55**

Furnishing

**Unfurnished**

Air Conditioning

**All rooms, Yes**

### Plot / Area Info

Parking

**Covered, Yes**

### Additional info

Reference Number

**30248**

Property type

**Office**

Condition

**Brand New**

View

**City view**

### Amenities

- Gym

### Location

**Location:** Limassol - Kapsalos

Region: **Limassol**

Coordinates: **34.69991709 / 33.03159072**

## Price: €2 569 211 + VAT

VAT for this property is **€360,601** or **€488,150**. 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>€6 074.00/m<sup>2</sup></b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
License number	<b>344/E</b>	Legal name	<b>FOX Smart Estate Agency Network Ltd</b>
Phone: <b>+35726940150, +35725267777, +35725760781</b>			

## Price change history

€2 900 000 on Jul 5, 2025  
 €2 569 211 on Feb 25, 2026

