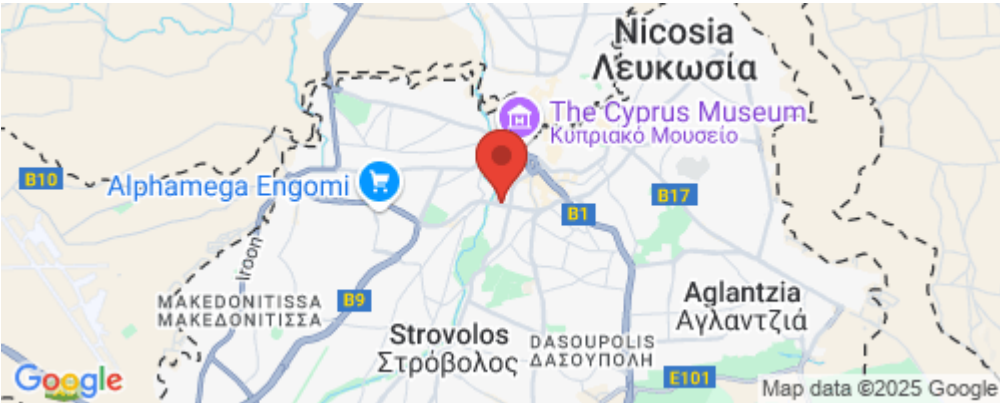


238m² Office for Sale in Agioi Omologites, Nicosia District

The property is an office on the 6th 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 238sqm. It has the right to 5 parking spaces in the 1st 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. Sale to be effected through a transfer of share and a distributi...

| Property Info | | Plot / Area Info | | Additional info | |
|---------------|------------------------------------|------------------|--|------------------|-----------|
| | | | | Reference Number | 26554 |
| Covered Area | 238 | | | Property type | Office |
| | | | | Condition | Pre-Owned |
| Amenities | Location | | | | |
| | Location: Agioi Omologites | | | Region: Nicosia | |
| | Coordinates: 35.163985 / 33.352724 | | | | |

Price: €480 000 + VAT

VAT for this property is **€48,847** or **€91,200**. 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 | ~€15 800.00 | Common expenses | None |
| | | Price per SQM | €2 017.00/m² | | |

Representative: Kazo Real Estate

| | | | |
|--|--------------|------------|-------------------------|
| Registration number | 694 | Email | info@kazo.com.cy |
| License number | 372/E | Legal name | N/A |
| Phone: +35770003020, +35725346402 | | | |

Price change history

€480 000 on Jul 12, 2025









