

Building for Sale in Potamos Germasogeias, Limassol District

This is a landmark business centre, located in one of Limassol's main commercial hub. This outstanding building comprises of 5 floors of commercial office space, all of which are meticulously designed to reach the level of quality any high calibre business deserves and expects. X

- ✓ Wood and plasterboard ceilings, height ~2.6m
- ✓ Access control / magnetic card system at entrance
- ✓ Modern high-quality façade with structural glazing, 41 dB insulation
- ✓ Traffic control system with remote barriers at garage entrance
- ✓ High-speed elevators (8 persons), disabled access, 120-min fire protection
- ✓ Reinforced concrete frame with waterproof foundation...

Property Info	Plot / Area Info	Additional info
Total Number of Floors	5	Reference Number
Energy Efficiency	A	Plot area 750 Property type Condition

Amenities	Location	
• Roof Garden	Location: Potamos Germasogeias Coordinates: 34.70195648936 / 33.088084451916	Region: Limassol

Price: €12 500 000 + VAT

VAT	Excluded	Title transfer fee Price per SQM	None N/A	Common expenses	None
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Representative: RealDeal Estates

Registration number	1311	Email	info@realdeal.cy
License number	347/E	Legal name	Esperia Estates (Limassol-Paphos) Limited
Phone: +35725255505, +35794001333			

Price change history

€12 500 000 on Jul 15, 2025



Ground Floor & MEZZANINE

PARKING SPACES	8
LOBBY	42m ²
AUXILIARY	70m ²
RETAIL SHOWROOM	
• Covered Area	140m ²
• Common Area	50m ²
Total Area	190m ²



**1st, 2nd, 3rd & 4th
FLOORS _____**

OFFICES 101, 201, 301 & 401	
Common Internal Area	40m ²
Covered Internal Area	186m ²
Covered Veranda Area	50m ²
TOTAL COVERED AREA	276m²



Penthouse

FLOOR

Common Internal Area	44m ²
Un-Covered Veranda Area	230m ²
TOTAL AREA	274m²

