

Office for Sale in Larnaca - Agios Nikolaos, Limassol District

A state-of-the-art office space located on the top floor of a commercial building at the Agios Nicolaos Roundabout, offering breathtaking sea views from every room. Designed for comfort, functionality, and style, this 400 m² office is ideal for a dynamic and growing business. 

Key Features:

- ✓ 400 m² total area
- ✓ 10 private offices + 2 open-plan areas
- ✓ Spacious veranda
- ✓ 4 restrooms (2 men's, 2 women's)
- ✓ Capacity: up to 50 people
- ✓ Combination of open workspace and private rooms
- ✓ Industrial interior design with luxury black aluminum finishes
- ✓ Large modern kitchen
- ✓ VRV air conditioning system throughou...

Property Info

Floor Number	6
Total Number of Floors	6
Air Conditioning	All rooms, Yes

Plot / Area Info

Location

Location: Larnaca - Agios Nikolaos
Coordinates: **34.687833759796 / 33.054770839663**

Region: **Limassol**

Amenities

- Elevator

Additional info

Reference Number	7745
Property type	Office
Condition	Pre-Owned

Price: €1 900 000 + VAT

VAT	Excluded	Title transfer fee Price per SQM	~€72 600.00 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

€2 500 000 on Jul 17, 2025

€1 900 000 on Jan 10, 2026





