

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 Plot / Area Info

Floor Number 6

Total Number of Floors 6

Air Conditioning All rooms, Yes

Amenities Location

Additional info

Reference Number 7745

Property type **Office**

Condition **Pre-Owned**



Location: Larnaca - Agios Nikolaos

Coordinates: 34.687833759796 / 33.054770839663

Region: Limassol

None



Price: €2 500 000 + VAT

VAT **Excluded** Title transfer fee ~€96 600.00

Price per SQM N/A Common expenses

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Price change history

€2 500 000 on Jul 17, 2025













