

## 349m<sup>2</sup> Office for Sale in Vasiliko, Paphos District

Located just 40 minutes from Limassol and moments from the center of Paphos, this premium office space on the second floor of a modern business center offers the ideal blend of strategic location, high-end specifications, and flexibility.



### Key Features:

- Total covered area: 315 m<sup>2</sup> of office space
- Additional 26 m<sup>2</sup> of communal area and 34 m<sup>2</sup> of covered verandas
- Class A energy efficiency with underfloor heating and a VRF air-conditioning system
- Modern architecture, spacious open-plan layouts, and fully equipped conference rooms
- Ideal for businesses or investors, with easy access to banks, government services,...

<b>Property Info</b>		<b>Plot / Area Info</b>		<b>Additional info</b>	
Covered Area	<b>349</b>				
Covered Veranda	<b>34</b>				
Floor Number	<b>2</b>				
Total Number of Floors	<b>3</b>	Parking	<b>Covered, Yes</b>	Reference Number	<b>7901</b>
Energy Efficiency	<b>A</b>			Property type	<b>Office</b>
Heating	<b>Underfloor Heating, Yes</b>				
<b>Amenities</b>		<b>Location</b>			
• Parking		<b>Location:</b> Vasiliko		Region: <b>Paphos</b>	
Coordinates: <b>34.782007309382 / 32.445083865994</b>					

## Price: €1 650 000 + VAT

VAT for this property is **€214,216** or **€313,500**. 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 Price per SQM	<b>~€62 600.00</b> <b>€4 728.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
-----	-----------------	-------------------------------------	--	-----------------	-------------

## Representative: RealDeal Estates

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

## Price change history

€1 650 000 on Jul 22, 2025

