

## 1440m<sup>2</sup> Building for Sale in Limassol - Neapolis

Located in the heart of Limassol's thriving Saint Nicolas area, this premium 7-floor commercial building offers 1,440 m<sup>2</sup> of covered space on a 477 m<sup>2</sup> plot. Just a 2-minute walk from Limassol Courts and close to all major governmental and municipal departments, the property is ideally positioned for law firms, consultancy agencies, real estate, and financial service companies.



### Key Features:

- 7 floors of modern, fully equipped office space
- 1,025 m<sup>2</sup> of ergonomic office areas
- 1,440 m<sup>2</sup> total covered area
- Elegant, professional architecture
- Ideal for investment, full building sale, or rental
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### Property Info

Covered Area

**1440**

Total Number of Floors

**7**

### Plot / Area Info

Parking

**Covered, Yes**

### Additional info

Reference Number

**8112**

Property type

**Building**

Condition

**Brand New**

### Amenities

- Parking

### Location

**Location:** Limassol - Neapolis

Region: **Limassol**

Coordinates: **34.687727896383 / 33.054867992276**

## Price: €8 550 000 + VAT

VAT for this property is **€1,499,813** or **€1,624,500**. 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	<b>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 938.00/m<sup>2</sup></b>		

## Representative: RealDeal Estates

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## Price change history

€8 550 000 on Jul 29, 2025

