

1722m² Building for Sale in Germasogeia, Limassol District

Commercial Building for sale in Germasogeia area, Limassol. Located in one of Limassol's main commercial hub. Close proximity to significant related infrastructures such as business centres, high-star hotels, banks and fine dining restaurants.



Commercial building for sale in Germasogeia area. It consists of five floors of commercial office space, all of which is meticulously designed to reach the level of quality. The basement level consists of 12 parking spaces and storage rooms. The ground floor consists of 8 parking spaces, retail shop, lobby area and toilets. The mezzanine floor consists of a showroom and auxiliary space. From the first to fourth floor, there are office spaces...

Property Info

Covered Area
Air Conditioning

1722
All rooms, Yes

Plot / Area Info

Plot area
Parking

750
Covered, Yes

Additional info

Reference Number
Property type
Condition

52629
Building
Brand New

Amenities

- Elevator

Location

Location: Germasogeia
Coordinates: **34.702055464952 / 33.088013386821**

Region: **Limassol**

Price: €12 500 000 + VAT

VAT for this property is **€2,222,561** or **€2,375,000**. 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	Excluded	Title transfer fee	None	Common expenses	None
		Price per SQM	€7 259.00/m²		

Representative: Kalogirou Real Estate

Registration number	1104	Email	info@kalogirourealestate.com
License number	569/E	Legal name	N/A
Phone: +35724003723			

Price change history

€12 500 000 on Aug 5, 2025

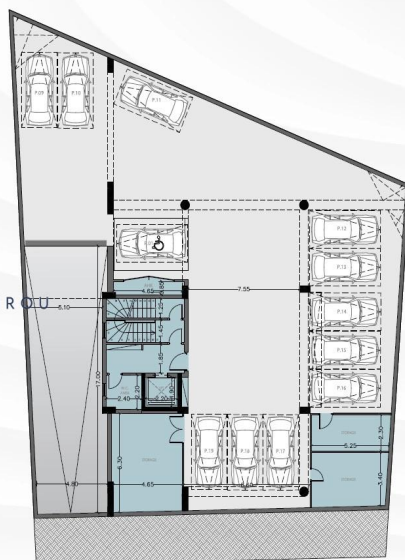


Basement FLOOR

PARKING SPACES	12
Common Internal Area	42m ²
Store Rooms	70m ²
Rest Internal Area	404m ²
TOTAL COVERED AREA	516m²

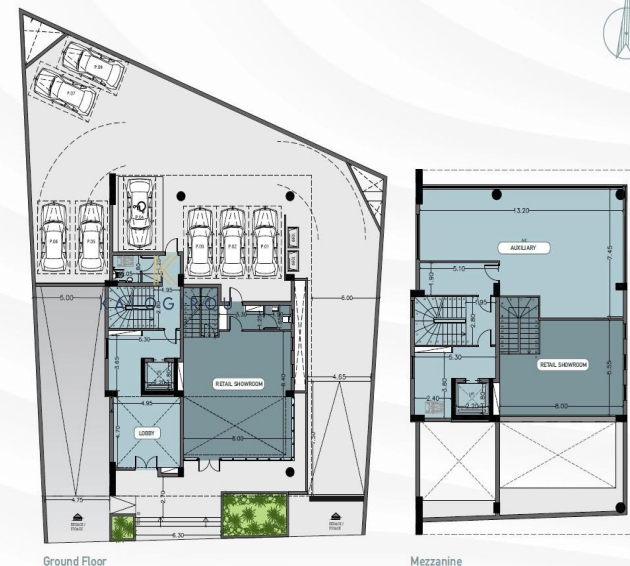


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Ground Floor & MEZZANINE

PARKING SPACES	8
LOBBY	42m ²
AUXILIARY	70m ²
RETAIL SHOWROOM	
- Covered Area	140m ²
- Common Area	50m ²
Total Area	190m²

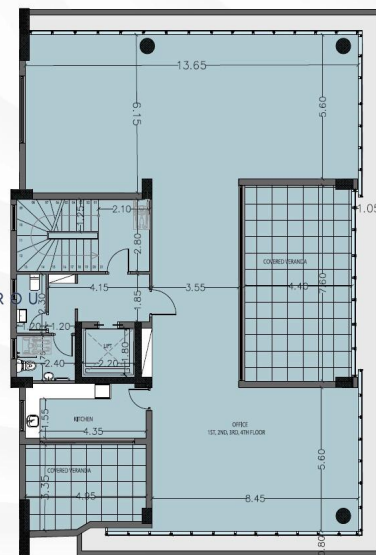


1st, 2nd, 3rd & 4th FLOORS

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



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Penthouse FLOOR

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



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