

80m² Office for Sale in Limassol - Agia Zoni

Renovated Office on Makarios Avenue, Limassol

Modern first-floor office, fully renovated in 2018 with a minimal, clean design. Features include raised flooring, glass partitions, double-glazed windows, full A/C, CYTA fiber connection, master light switch, illuminated signs, concealed mini kitchen, and brand-new electrical & plumbing installations.

The office offers 2 marble-finished toilets, 3 balconies (one overlooking Makarios Avenue), and abundant natural light.

Prime location in the heart of Limassol's shopping and business district. Currently rented, providing an average yield of 4%.

Property Info

Covered Area **80**
 Energy Efficiency **B**
 Air Conditioning **All rooms, Yes**

Plot / Area Info

Additional info

Reference Number **238934**
 Property type **Office**
 Condition **Pre-Owned**

Amenities

Location

Location: Limassol - Agia Zoni Region: **Limassol**

Price: €340 000 + VAT

VAT for this property is **€17,000** or **€64,600**. 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	~€10 200.00	Common expenses	None
		Price per SQM	€4 250.00/m²		

Representative: MySpace

Registration number	229/E	Email	myspace.cyprus@gmail.com
License number	1047	Legal name	MYSPLACE Real Estate/ A.SP.Thinkrealty ltd
Phone: +35795129336, +35799409010			

Price change history

€320 000 on Aug 22, 2025

€340 000 on Nov 9, 2025

