


## 930m<sup>2</sup> Commercial for Sale in Limassol - Agios Nicolaos

This office building is located in the heart of a dynamic, energetic and cosmopolitan city – the place to do business. A modern and elegant building with ergonomic offices adapted to the needs of the tenants. Close to all government and municipal offices and 2 minutes walk from the Limassol Court, it is a popular location for legal, accounting, consulting, real estate and construction companies. The Project has EPC certificate with “A” Energy Efficiency Rating. 

### Property Info

### Plot / Area Info

Covered Area **930**  
Floor Number **1**  
Total Number of Floors **1**

### Additional info

Reference Number **A0208-1**  
Property type **Other Commercial**  
Condition **Pre-Owned**  
Bathrooms **1**

### Amenities

### Location

**Location:** Limassol - Agios Nicolaos Region: **Limassol**  
Coordinates: **34.68822 / 33.05467**

## Price: €4 200 000 + VAT

VAT for this property is **€703,161** or **€798,000**. 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	<b>Excluded</b>	Title transfer fee	<b>~€164 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 516.00/m²</b>		

## Representative: Cyprus Developers Alliance (CDA Group)

Registration number	<b>Registration number 591</b>	Email	<b>sales@cyprus-alliance.com</b>
License number	<b>License 118/E</b>	Legal name	<b>Cyprus Developers Alliance (CDA Group)</b>
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## Price change history

€4 200 000 on Aug 26, 2025





















