


## 2794m<sup>2</sup> Commercial for Sale in Agia Paraskevi, Limassol District

The spacious commercial building with offices will be located in a convenient location of Germasogeia area in Limassol. Technical specifications:  Natural stone floor in common areas of high quality High end ceramic tiles and sanitary ware in WCs Air conditioning system combined with ventilation system with air-to-air heat exchanger Uninterruptible power supply Raised floor in all areas for full flexibility Suspended ceilings Fiber optic cable connection for internet High-speed elevators Panoramic glazing of high energy performance CCTV for common areas Access control systems in all entrances to the building Burglar and fire alarm UPS for common areas Fire fighting systems Façade li...

### Property Info

Covered Area	<b>2794</b>
Covered Veranda	<b>168</b>
Floor Number	<b>1</b>
Total Number of Floors	<b>1</b>

### Plot / Area Info

### Additional info

Reference Number	<b>S546-BLD</b>
Property type	<b>Other Commercial</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>1</b>

### Amenities

### Location

**Location:** Agia Paraskevi      Region: **Limassol**  
**Coordinates:** **34.6851 / 33.0442**

**Price: €23 000 000 + VAT**

VAT for this property is **€4,197,130** or **€4,370,000**. 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>~€916 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€8 232.00/m<sup>2</sup></b>		

**Representative: Cyprus Developers Alliance (CDA Group)**

Registration number	<b>Registration number 591</b>	Email	<b>sales@cyprus-alliance.com</b>
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**Price change history**

€23 000 000 on Aug 26, 2025

