

## 134m<sup>2</sup> Office for Sale in Limassol - Agios Athanasios

Modern mixed-use development is located in Agios Athanasios, offering a perfect blend of commercial and residential spaces. The building features contemporary office spaces, retail shops, and five exclusive apartments, thoughtfully designed to meet the needs of both professionals and residents.

### AVAILABILITY

Office

Internal area 100 sq.m.

Covered veranda 33,75 sq.m.

Uncovered veranda 18,2 sq.m.

Roof garden 88,9 sq.m.

There are more offices available in this project.

Completion date: March 2027

### Property Info

### Plot / Area Info

Covered Area **134**

### Additional info

|                   |                           |
|-------------------|---------------------------|
| Reference Number  | <b>59481</b>              |
| Property type     | <b>Office</b>             |
| Condition         | <b>Under Construction</b> |
| Construction Year | <b>2027</b>               |

### Amenities

- Storage room

### Location

**Location:** Limassol - Agios Athanasios Region: **Limassol**

## Price: €550 000 + VAT

VAT for this property is **€27,500** or **€104,500**. 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>€4 104.00/m²</b> |                 |             |

## Representative: 1st Class Homes

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                      | <b>690</b>   | Email      | <b>info@1stclass-homes.com</b>                                     |
| License number                           | <b>367/E</b> | Legal name | <b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b> |
| Phone: <b>+35725310243, +35770000889</b> |              |            |  |

## Price change history

€550 000 on Sep 3, 2025







