

## 2223m<sup>2</sup> Building for Sale in Limassol District

Designed for comfort, efficiency, and modern business needs, this landmark commercial building offers a turnkey solution for companies seeking visibility, prestige, and high performance in Cyprus.



### Key Features

High-speed elevators

Advanced HVAC systems with VRV and ventilation provision

Raised flooring and suspended ceilings

Biometric access options for enhanced security

Smart building infrastructure

Photovoltaic solar panels for sustainable energy

Energy-efficient aluminium glazing with sun protection

Thermal insulation & waterproofing

Earthquake-resistant frame

Fair-faced concrete façade

Fire safety...

### Property Info

### Plot / Area Info

### Additional info

Covered Area  
Furnishing  
Air Conditioning

**2223**  
**Unfurnished**  
**All rooms, Yes**

Parking

**Covered, Yes**

Reference Number  
Property type  
Condition  
View

**31202**  
**Building**  
**Brand New**  
**City view**

**Amenities**

- Elevator

**Location**

Region: **Limassol**

Coordinates: **34.667933773827 / 33.018199125794**

## Price: €11 600 000 + VAT

VAT for this property is **€2,094,418** or **€2,204,000**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 218.00/m<sup>2</sup></b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
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## Price change history

€9 900 000 on Sep 20, 2025  
 €10 990 000 on Dec 19, 2025  
 €11 600 000 on Feb 27, 2026

