

## 146m<sup>2</sup> Commercial for Sale in Limassol - Apostolos Andreas

A 146 m<sup>2</sup> office situated on the 4th and top floor of a modern business building on Central Avenue. The elevated position ensures privacy, reduced noise, and open views, while the central location in Omonoia offers easy access to major business districts, transport links, and amenities. The property includes two dedicated parking spaces and has the flexibility to install a second WC, making it a practical choice for companies looking to establish or expand their presence. Title deeds are available. The main features: 146 m<sup>2</sup> of office space Top (4th) floor in a modern building Prime Central Avenue location in Omonoia Two dedicated parking spaces Option to install a second WC Title...

### Property Info

### Plot / Area Info

Covered Area **146**

### Additional info

Reference Number **B387-1**  
 Property type **Other Commercial**  
 Condition **Pre-Owned**

### Amenities

### Location

**Location:** Limassol - Apostolos Andreas Region: **Limassol**

Coordinates: **34.67407 / 33.01557**

## Price: €400 000 + VAT

VAT for this property is **€20,000** or **€76,000**. 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>~€12 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 740.00/m<sup>2</sup></b>		

## Representative: Cyprus Developers Alliance (CDA Group)

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## Price change history

€400 000 on Sep 27, 2025







