

## 3194m<sup>2</sup> Building for Sale in Limassol - Sea Front, Molos

Reference ID: #SA32185 Price details: €17,000,000 This modern seafront office building is located on the seafront road in the Molos area. It is in the heart of the business area surrounded by banks, finance and audit firms, and local and foreign companies. The Old Port and the Limassol Marina are only within a short walking distance. Office spaces between 200 to 3000 m<sup>2</sup>. AREA SIZES Ground Floor Total area: 496.19 m<sup>2</sup> Office E2 sea view: 198.18 m<sup>2</sup> E4: 19.84 m<sup>2</sup> E6: 92.75 m<sup>2</sup> E10: 31.19 m<sup>2</sup> Mezzanine: 466.15 m<sup>2</sup> 1st Floor Total area: 510.22 m<sup>2</sup> Office E2 sea view: 172.21 m<sup>2</sup> Office E3: 103.28 m<sup>2</sup> Office E4: 96.60 m<sup>2</sup> Office E5: 131.09 m<sup>2</sup> 2nd Floor Total area: 480.25 m<sup>2</sup> Office E2 sea view: 179.21 m<sup>2</sup> Office E3: 37.11 m<sup>2</sup>...

### Property Info

Covered Area **3194**  
Total Number of Floors **7**  
Energy Efficiency **N/A**

### Plot / Area Info

### Additional info

Reference Number **SA32185**  
Property type **Building**  
Condition **Pre-Owned**

### Amenities

- Storage room

### Location

**Location:** Limassol - Sea Front, Molos Region: **Limassol**  
Coordinates: **34.679474086996 / 33.052177736765**

## Price: €17 000 000 + VAT

VAT for this property is **€3,118,228** or **€3,230,000**. 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>~€676 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€5 322.00/m²</b>		

## Representative: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
License number	<b>317/E</b>	Legal name	<b>N/A</b>
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## Price change history

€12 000 000 on Oct 19, 2023

€15 000 000 on Jun 28, 2024

€17 000 000 on Jun 24, 2025



