

## 809m<sup>2</sup> Building for Sale in Limassol District

For sale: A modern commercial building under construction in the sought-after area of Agios Ioannis. With a generous internal space of 809 m<sup>2</sup>, this property is designed to meet the needs of demanding businesses. It features five well-appointed bathrooms and includes an elevator for easy access across all floors. 

The building will be completed in 2027 and boasts energy efficiency class A, which ensures low operating costs and a comfortable environment year-round. Its contemporary design offers bright interiors and impressive city views, making it ideal for businesses looking to establish a strong presence.

Agios Ioannis is a vibrant district known for its blend of residential...

### Property Info

Covered Area  
Heating  
Air Conditioning

**809**  
**Central Heating, Yes**  
**All rooms, Yes**

### Plot / Area Info

Parking

**Covered, Yes**

### Additional info

Reference Number **28344**  
Property type **Building**  
Condition **Brand New**  
View **City view**

### Amenities

- Elevator

### Location

Region: **Limassol**  
Coordinates: **34.675059 / 33.023814**

## Price: €5 300 000 + VAT

VAT for this property is **€869,423** or **€1,007,000**. 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>€6 551.00/m<sup>2</sup></b>		

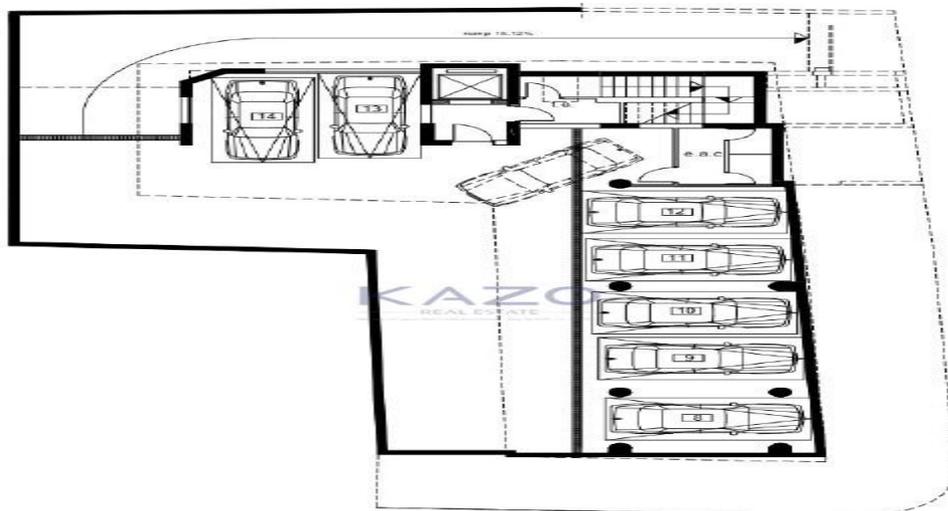
## Representative: Kazo Real Estate

Registration number	<b>694</b>	Email	<b>info@kazo.com.cy</b>
License number	<b>372/E</b>	Legal name	<b>N/A</b>
Phone:	<b>+35770003020, +35725346402</b>		

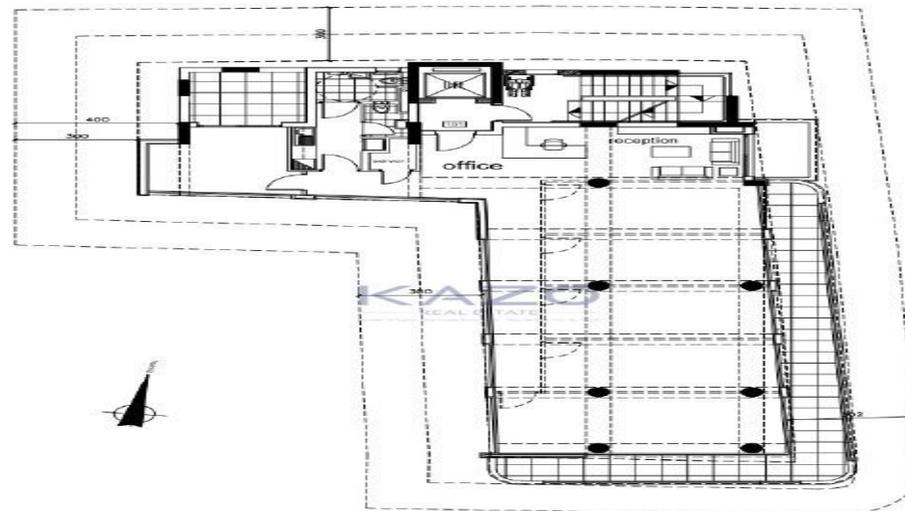
## Price change history

€5 300 000 on Oct 21, 2025

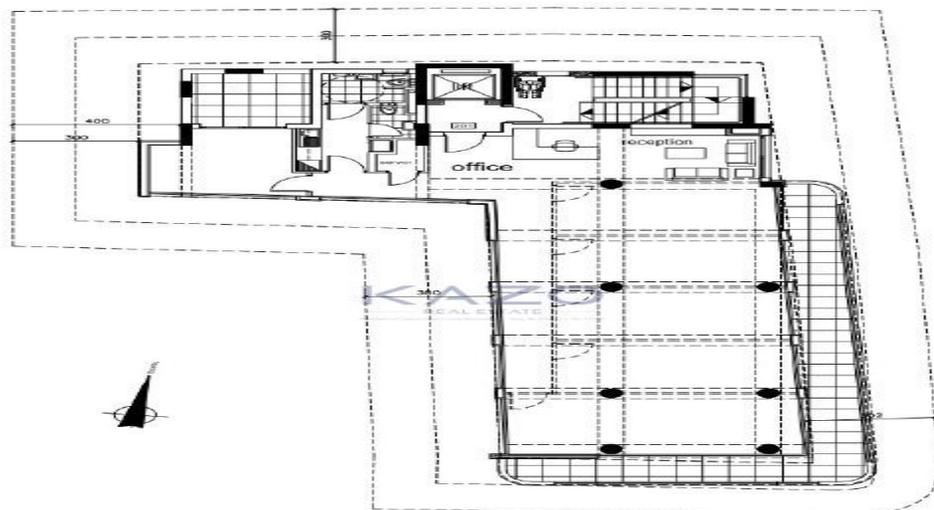




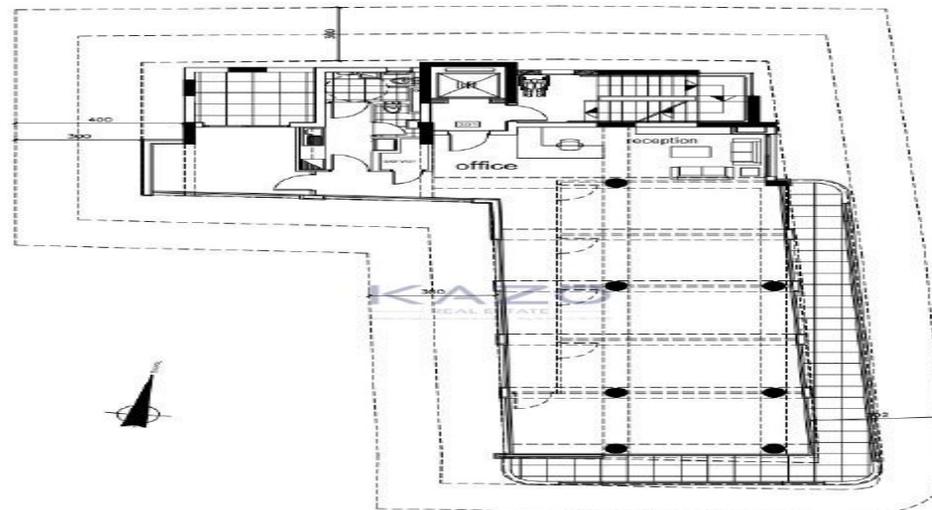
**basement**  
289.48 M<sup>2</sup>



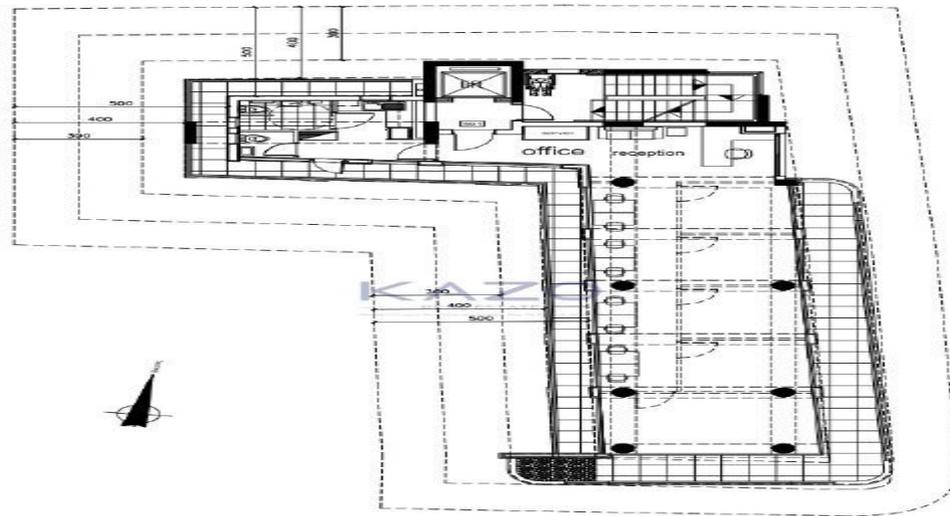
**1st floor plan**  
BUILDING COEFFICIENT = 196.29 M<sup>2</sup>  
COVERED VERANDAS ....= 45.32 M<sup>2</sup>



**2nd floor plan**  
BUILDING COEFFICIENT = 196.29 M<sup>2</sup>  
COVERED VERANDAS ....= 45.32 M<sup>2</sup>



**3rd floor plan**  
BUILDING COEFFICIENT = 196.29 M<sup>2</sup>  
COVERED VERANDAS ....= 45.32 M<sup>2</sup>



**5th floor plan**

BUILDING COEFFICIENT = 127.36 M2  
COVERED VERANDAS .....= 6.01 M2

