

86m² Office for Sale in Paralimni, Famagusta District

Located on Paralimni's vibrant 1st April Avenue, this contemporary office offers an exceptional working environment within a modern mixed-use development. Designed for today's professionals, the space combines style, functionality, and comfort, making it ideal for companies seeking a high-quality workplace in a rapidly growing area.

The building features a sleek architectural design that blends diverse materials and clean lines, while large windows allow natural light to fill the office, creating a bright and productive atmosphere. High-end finishes and minimalist aesthetics contribute to an elegant, professional setting suitable for a variety of business types.

With und...

| Property Info | | Plot / Area Info | | Additional info | |
|------------------------|-----------|------------------|---------------------|------------------|---------------|
| Covered Area | 86 | | | | |
| Covered Veranda | 32 | | | | |
| Uncovered Veranda | 17 | | | | |
| Floor Number | 1 | Parking | Covered, Yes | Reference Number | 10384 |
| Total Number of Floors | 4 | | | Property type | Office |
| Energy Efficiency | A | | | | |

| Amenities | Location | Region: Famagusta |
|-----------|--|-------------------|
| • Parking | Location: Paralimni Coordinates: 35.03195547303 / 33.980122832877 | |

Price: €302 000 + VAT

VAT for this property is **€15,100** or **€57,380**. 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.

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|-----|-----------------|-------------------------------------|---|-----------------|-------------|
| VAT | Excluded | Title transfer fee Price per SQM | ~€8 680.00 €3 512.00/m² | Common expenses | None |
|-----|-----------------|-------------------------------------|---|-----------------|-------------|

Representative: RealDeal Estates

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|--|--------------|------------|--|
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| License number | 347/E | Legal name | Esperia Estates (Limassol-Paphos) Limited |
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Price change history

€302 000 on Nov 19, 2025

