

94m² 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

Covered Area	94
Covered Veranda	24
Uncovered Veranda	42
Floor Number	1
Total Number of Floors	4
Energy Efficiency	A

Plot / Area Info

Parking **Covered, Yes**

Additional info

Reference Number **10385**
Property type **Office**

Amenities

- Parking

Location

Location: Paralimni
Coordinates: **35.03195547303 / 33.980122832877**

Region: **Famagusta**

Price: €326 000 + VAT

VAT for this property is **€16,300** or **€61,940**. 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	Excluded	Title transfer fee	~€9 640.00	Common expenses	None
		Price per SQM	€3 468.00/m²		

Representative: RealDeal Estates

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Price change history

€326 000 on Nov 19, 2025

