

85m² Office for Sale in Limassol District

Discover an exceptional opportunity to own a state-of-the-art medical office space in the heart of Limassol. It is strategically located along Arch. Makarios III Avenue, one of the city's most prestigious roads. This modern building is designed to meet the highest standards of functionality and aesthetics, providing a sophisticated environment for healthcare professionals and their patients.



Offering 85m² of prime quarter-floor office space, combines contemporary architecture, advanced infrastructure, and premium finishes, making it an ideal location for medical practices, clinics, or allied health services.

This space provides versatility and functionality in a prestigio...

Property Info

Covered Area
Furnishing
Heating
Air Conditioning

85
Unfurnished
Central Heating, Yes
All rooms, Yes

Plot / Area Info

Parking

Covered, Yes

Additional info

Reference Number
Property type
Condition
View

31892
Office
Brand New
City view

Amenities

- Elevator

Location

Region: **Limassol**
Coordinates: **34.675532677395 / 33.02118514423**

Price: €425 000 + VAT

VAT for this property is **€21,250** or **€80,750**. 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 | None | Common expenses | None |
| | | Price per SQM | €5 000.00/m² | | |

Representative: FOX

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|--|--------------|------------|--|
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Price change history

€400 000 on Nov 19, 2025

€425 000 on Jan 22, 2026







