

351m² Office for Sale in Limassol District

A rare opportunity to acquire an entire floor of a state-of-the-art medical office building in Limassol's most prestigious location. Situated on Arch. Makarios III Avenue, this modern and meticulously designed facility is perfect for healthcare providers seeking a high-profile, functional, and sustainable space.



This 351m² full-floor office offers an expansive, versatile layout that can accommodate a variety of medical practices, clinics, and allied health services. With 4 WC facilities, spacious common areas, and premium finishes, this space is designed to meet the highest standards of medical and professional needs.

Key Features and Specifications:

Spacious La...

Property Info

Covered Area **351**
Furnishing **Unfurnished**
Heating **Central Heating, Yes**
Air Conditioning **All rooms, Yes**

Plot / Area Info

Parking **Covered, Yes**

Additional info

Reference Number **31893**
Property type **Office**
Condition **Brand New**
View **City view**

Amenities

- Elevator

Location

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

Price: €1 500 000 + VAT

VAT for this property is **€195,256** or **€285,000**. 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	Excluded	Title transfer fee	None	Common expenses	None
		Price per SQM	€4 274.00/m²		

Representative: FOX

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Price change history

€1 500 000 on Nov 19, 2025







