

## 4174m<sup>2</sup> Office for Sale in Limassol - Mesa Geitonia

We offer for sale a modern 5-storey Class A business center located in one of the most strategically advantageous locations of the city — next to the Mesa Geitonia roundabout. The building offers a professional business environment combining modern architecture, high—quality finishing materials and smart planning solutions suitable for any business sector - from IT and consulting to financial and creative companies. Comfortable offices, coworking spaces and flexible work areas. Thoughtful technical and common areas. Efficient layout for maximum use of the area. Shell & core (basic finish) — the ability to adapt to the needs of the tenant. Main characteristics of the buildin...

### Property Info

Covered Area **4174**  
Energy Efficiency **A**

### Plot / Area Info

### Additional info

Reference Number **198836**  
Property type **Office**  
Condition **Under Construction**

### Amenities

### Location

**Location:** Limassol - Mesa Geitonia Region: **Limassol**

## Price: €16 300 000 + VAT

VAT for this property is **€3,014,992** or **€3,097,000**. 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>€3 905.00/m<sup>2</sup></b> |                 |             |

## Representative: DOM Real Estate

|                            |              |            |                        |
|----------------------------|--------------|------------|------------------------|
| Registration number        | <b>397</b>   | Email      | <b>info@dom.com.cy</b> |
| License number             | <b>338/E</b> | Legal name | <b>N/A</b>             |
| Phone: <b>+35796644888</b> |              |            |                        |

## Price change history

€16 300 000 on Jan 23, 2026



