

## 420m<sup>2</sup> Office for Sale in Limassol District

Introducing a modern and versatile office space in the heart of Limassol, near the bustling Kolonakiou Avenue. This expansive office unit boasts an impressive internal area of 420 square meters, providing a spacious and functional work environment for your business needs. 

### Key Features:

**Internal Area of 420 m<sup>2</sup>:** With a generous internal area, this office space offers ample room for various office setups, including open-plan workspaces, private offices, meeting rooms, and collaborative areas. The flexible layout allows you to customize the space to meet your specific requirements.

**Uncovered Balconies of 325 m<sup>2</sup>:** Enjoy the benefit of outdoor spaces with large, uncovered ba...

### Property Info

Covered Area **420**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **15816**  
Property type **Office**  
Condition **Pre-Owned**

### Amenities

#### Location

Region: **Limassol**  
Coordinates: **34.699365181266 / 33.063340502533**

**Price: €1 950 000 + VAT**

VAT for this property is **€273,000** or **€370,500**. 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>~€74 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 643.00/m<sup>2</sup></b>		

**Representative: FOX**

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**Price change history**

€2 450 000 on Oct 23, 2023

€1 950 000 on Jul 4, 2024











