

## 100m<sup>2</sup> Office for Sale in Limassol - Agios Athanasios

Estimated Delivery: End of 2026 ✖

For sale: a modern office under construction, located in the desirable area of Agios Athanasios. This future-ready workspace offers an internal area of 100 m<sup>2</sup>, positioned on the second floor of a three-story building with elevator access. The design focuses on comfort and productivity, with large windows providing abundant natural light and impressive views.

Agios Athanasios is known for its balance of tranquility and convenience. The area features a blend of urban amenities, charming local businesses, and green landscapes. It provides easy access to major highways, making travel to and from the city center quick and convenient. The surroundi...

### Property Info

Covered Area  
Heating  
Air Conditioning

**100**  
**Central Heating, Yes**  
**All rooms, Yes**

### Plot / Area Info

Parking

**Covered, Yes**

### Additional info

Reference Number	<b>30251</b>
Property type	<b>Office</b>
Condition	<b>Brand New</b>
View	<b>City view</b>

### Amenities

- Balcony

### Location

**Location:** Limassol - Agios Athanasios  
**Coordinates:** **34.713799908253 / 33.06541232411**

Region: **Limassol**

## Price: €600 000 + VAT

VAT for this property is **€30,000** or **€114,000**. 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>€6 000.00/m<sup>2</sup></b>		

## Representative: Kazo Real Estate

Registration number	<b>694</b>	Email	<b>info@kazo.com.cy</b>
License number	<b>372/E</b>	Legal name	<b>N/A</b>
Phone:	<b>+35770003020, +35725346402</b>		

## Price change history

€600 000 on Mar 13, 2026









