

## 181m<sup>2</sup> Office for Sale in Limassol District

This spacious office space of 181 m<sup>2</sup> is now available for sale, offering an excellent opportunity for businesses or investors looking to secure a presence in a vibrant and high-demand area. Situated on the ground floor in Germasoyeia's Tourist Area, the property benefits from high visibility and easy accessibility—ideal for client-facing operations and professional use.



Germasoyeia is a sought-after location known for its lively atmosphere and close proximity to the coastline. Surrounded by a variety of shops, restaurants, and cafés, the area attracts both locals and tourists, creating a dynamic environment that enhances business potential and long-term value.

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### Property Info

Covered Area  
Heating  
Air Conditioning

**181**  
**Central Heating, Yes**  
**All rooms, Yes**

### Plot / Area Info

### Additional info

Reference Number **30803**  
Property type **Office**  
Condition **Pre-Owned**

### Amenities

#### Location

Region: **Limassol**  
Coordinates: **34.697718573056 / 33.092271918**

## Price: €4 200 000 + VAT

VAT for this property is **€310,707** or **€798,000**. 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>~€164 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€23 204.00/m<sup>2</sup></b>		

## Representative: Kazo Real Estate

Registration number	<b>694</b>	Email	<b>info@kazo.com.cy</b>
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## Price change history

€4 200 000 on Apr 29, 2026



