

# LUXURY OFFICES FOR SALE IN CENTRAL LIMASSOL

1 815 000 € — 2 450 000 €

<b>Property Code:</b> 347	<b>Type:</b> Sale - Office
<b>Location:</b>	<b>Internal Area:</b> 350 m <sup>2</sup>
<b>Number of floors:</b> 8	<b>Status:</b> New
<b>VAT:</b> Yes	

## Property features:

Unfurnished	Heating	Air Condition	Parking - Covered
Telephone Line	Alarm	VRV central ceiling system	Store Room
Solar panels for hot water	Double Glazing	Garage	Parking

## Description:

TOTAL GROSS AREA m2		PRICE	
<b>Floor 2 (Level 3):</b>	<b>310m2</b>	<b>1.815.000,00€</b>	<b>plus VAT</b>
225.00m2 Net Office Area + 55m2 Common Area + 16m2 Industrial Floor + 13.85m2 Lobby			
<b>Floor 3 (Level 4):</b>	<b>314m2</b>	<b>1.925.000,00€</b>	<b>plus VAT</b>
229.20m2 Net Office Area + 55m2 Common Area + 16m2 Industrial Floor + 13.85m2 Lobby			
<b>Floor 4 (Level 5):</b>	<b>318m2</b>	<b>2.145.000,00€</b>	<b>plus VAT</b>
233.50m2 Net Office Area + 55m2 Common Area + 16m2 Industrial Floor + 13.85m2 Lobby			
<b>Floor 5 (Level 6):</b>	<b>323m2</b>	<b>2.365.000,00€</b>	<b>plus VAT</b>
237.80m2 Net Office Area + 55m2 Common Area + 16m2 Industrial Floor + 13.85m2 Lobby			
<b>Floor 6 (Level 7):</b>	<b>326m2</b>	<b>2.395.000,00€</b>	<b>plus VAT</b>
242,10m2 Office Area + 55m2 Common Area + 16m2 Industrial Floor + 13.85m2 Lobby			
<b>Floor 7 (Level 8):</b>	<b>335m2</b>	<b>2.450.000,00€</b>	<b>plus VAT</b>
251.00m2 Net Office Area + 55m2 Common Area + 16m2 Industrial Floor + 13.85m2 Lobby			
<b>Roof Garden (Level 9) :</b>	<b>336m2</b>	<b>1.215.000,00€</b>	<b>plus VAT</b>
200.00m2 Terrace + 52m2 Covered Area + 55m2 Common Area + 16m2 Industrial Floor + 13,85m2 Lobby			
<b>Secured Underground Parking:</b> €30,000.00 plus VAT per parking (Total:58)			
The building is situated in limassol centre and offers 24-hour security with Concierge services, in-house maintenance and state of the art technologies.			



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