

Commercial Building 2,485 SQM For Sale

€15,600,000

Kolonakiou Avenue, Agios Athanasios, Limassol
New Build

Key Facts

- 2,485 m² Covered Area
- 9 m² Covered Verandas
- Uncovered verandas: 173m²
- New Build
- Title Deed: Available

ID: 36052



Indoor Features

- Basement
- Conference room
- Covered Parking
- Elevator
- Fitted Kitchen
- Guest Toilet
- Provision for Air Conditioning
- Reception
- Underground Parking
- Utility Room
- Water Heater
- EPC Energy Class: Pending

Outdoor Features

- Roof Garden
- Uncovered Parking

Description

Brand New Commercial Building For Sale in Kolonakiou Avenue area, Agios Athanasios, Limassol

Located in a prominent position along one of the most active roads in Limassol
It boasts proximity to the highway and the city center!

In addition, it is surrounded by a plethora of amenities

*This property is an extension to the ground-floor shops

*The shops are currently rented to quality tenants!

Communal roof terrace!

Sea Views

2,016m² of Net Indoor area

469m² of Basement area

9m² of Covered Veranda

173m² of Uncovered Verandas/Roof Terrace

369m² of Common areas

Underground Parking

On-street parking

Directors' Offices

Conference Rooms

Receptions

Open plan workspaces

Kitchenettes

W/C's

Provisions for A/C

Ultra-modern design

High-quality materials and finishes

Secure Building

Elevator

Delivery Time: October 2024 (Approx)

This impressive building is a compelling investment opportunity!

It is partly rented and has the potential to generate a yield of around 9-10%

Contact us for full information and a private viewing













KONKOPHETA



