

#12380

FOR RENT



## Nicosia, Nicosia, City Centre

350 m<sup>2</sup> Covered

### Description

Shell and core whole floor office for rent in a brand new building in Nicosia City Center. Near all everyday amenities and services. The spacious office has an open-plan space with a lounge area, kitchen and balconies.

- Internal area: 250m<sup>2</sup>
- Verandas: 100m<sup>2</sup>
- Options available for different floor layouts by an in-house designer
- Included in the rent fee: cleaning, common expenses and high speed Wi-Fi
- Communal facilities/services: Support staff (including IT), cleaning, security and maintenance, post and package handling, cafe, gym
- Minimum 2 years rental contract with a deposit of two (2) months' rent
- Estimated Completion Date of the office: 6 months from the date the contract is fully executed.

**€27,500** +VAT /month

<b>TYPE</b>	Office
<b>COVERED</b>	350 m <sup>2</sup>
<b>STATUS</b>	Key ready
<b>ENERGY EFFICIENCY RATING</b>	A
<b>YEAR OF CONSTRUCTION</b>	2022
<b>COMMUNAL CHARGE</b>	€0

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