

#23423

FOR RENT



## Limassol, Kato Polemidia

212 m<sup>2</sup> Covered

### Description

Brand new whole top floor office for rent in Kato Polemidia, Limassol. Located on a busy main road, in close proximity to significant other business centres, banks and restaurants. Within an easy access to highway (700m), to Limassol Marina approx. 3km and to Limassol Port c. 3.5km. The 5th floor office comprises of an open plan office space, two closed offices, a kitchenette, three toilets, and covered/uncovered verandas.

- Total area: 212m<sup>2</sup>
- Internal area: 157m<sup>2</sup>
- Covered veranda: 55m<sup>2</sup>
- Uncovered veranda: 90m<sup>2</sup>
- Common area: 40m<sup>2</sup>
- Floor to ceiling windows (height approx. 2.60m) provide astonishing city and mountain views
- Entrances equipped with Access control/magnetic card system
- High speed elevator

**€8,500** +VAT /month

<b>TYPE</b>	Office
<b>COVERED</b>	212 m <sup>2</sup>
<b>STATUS</b>	Under construction
<b>ENERGY EFFICIENCY RATING</b>	Certificate expected
<b>YEAR OF CONSTRUCTION</b>	2024
<b>COMMUNAL CHARGE</b>	€0

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