

Offices in Neapolis, Limassol

For Sale : **€ 7,580,000**

Description
Premium sea-front office spaces with stunning panoramic sea views in the Neapolis area of Limassol — brand-new condition in a state-of-the-art 7-floor premium office building (constructed 2018). Two separate offices, currently rented — turnkey income-generating asset.

The Offices
- Two separate offices (currently rented)
- Open workspace with glass partitions
- Internal area: 483 sqm
- Covered verandas: 81 sqm
- Uncovered verandas: 35 sqm
- Dedicated kitchen area
- Ground-floor reception with professional staff
- Central heating and cooling with inverted VRV technology
- Fire alarm and extinguishing systems
- 8 covered parking spaces
- Energy Efficiency Class A

Technology & Security
- Structured cabling and high-speed connectivity
- Lighting automation
- Heat-recovery ventilation
- Videophone system, access control and CCTV in common areas
- Advanced burglar alarm system

Building Features
- 7 floors of premium office spaces
- Constructed in 2018
- Elevator
- State-of-the-art design and safety standards

Investment Highlights
- Prestigious sea-front position with panoramic sea views
- Brand-new condition, fully fitted, currently tenanted
- Strong income profile and capital-appreciation potential
- Note: Same building as Bazaraki Ad 5605647 (different floor/configuration)

Details

Property Type: **Office**
Website

Status: **Available**

Unit Number: **Reference number: 9121**

Main Features

Property Subtype: **Whole Floor**
Covered Parking: **8**

Construction Stage: **Completed**

Construction Year: **2018**

Area

Internal Area: **483m²**
Covered Area: **564m²**

Covered Verandas: **81m²**
Total Area: **599m²**

Uncovered Verandas: **35m²**

Energy & Heating

Energy Efficiency Grade: **A**

Further Details

Elevator, Air Condition, Sea View

Gallery























