



## **Exclusive Properties**

107, V Georgiou A', Belmar Complex D, Apt.

31, 4048 Limassol Cyprus

+357 25 737473

[sales@cyexclusive.eu](mailto:sales@cyexclusive.eu)

## **Office in Agia Zoni** LIM05063

Ayia Zoni, Limassol, Cyprus

Luxury office space located in the business center of the city in Agia Zoni. The total covered area 321 sq. m (internal 307 sq. m + 14 sq. m covered veranda) and it consists of 3 office rooms, conference room, large open plan area, veranda, server room, furnished kitchen, 4 WC and 4 underground parking. It is available unfurnished, with the central climate control system, alarm system, water linkage system, security system, double glazed windows, raised floor suitable for re-planning and access key cards system. The building is equipped with CCTV system, a separated optical line for network connection and an independent automatic diesel generator for autonomous emergency power supply.

Common expenses and cleaning are not included in the price (extra 2500 euro/month)

Available from 1/01/2022

### **Office-Shop Details**

Bathrooms: 4 | Covered Area (sq.m): 307 sq. m | Covered Veranda (sq.m): 14 sq. m | Total area (sq.m): 321 sq. m

| V.A.T: Not Included | Common Expenses: Included | Energy Efficiency: Category B

Balcony | Central Air-conditioning | Server Room | Uncovered Parking | Mountain View | Intercom System |

Gated Entrance | Under Ground Parking | Shutters (manual)

### **Price**

**Rent price per month:**

12000€

# Attributes

## General

V.A.T: Not Included | Common Expenses: Included |

Condition: Resale | Delivery Status: Completed |

Bathrooms: 4 | Floors: 2 | Total area (sq.m): 321 sq. m |

Covered Area (sq.m): 307 sq. m |

Covered Veranda (sq.m): 14 sq. m | Year Build: 2008 |

Title Deeds: Yes | Energy Efficiency: Category B

# Features

## Exterior

Intercom System | Gated Entrance | Uncovered Parking | Under Ground Parking

## Interior

Alarm System | Balcony | Central Air-conditioning | Double Glazed Windows | Emergency Exit | Entrance Hall |

Electric Gates | Elevator | Fire Alarm | Guest Wc | Lobby | Security System | Separate Kitchen | Server Room |

Study / Office | Shutters (manual) | Unfurnished | 24 Hour Security

## Views

City View | Mountain View | North Site Direction | Road Access

# Images





