

DP-CY17365/DRE_3380

Mezzanine Floor Office in Nicosia City Centre in Nicosia Municipality, Nicosia

Nicosia Municipality, Nicosia Office
Price

€11,000

* per calendar month

Description

The property is a mezzanine office in the heart of Nicosia’s city centre, offering 221 sqm of internal areas, a 23 sqm internal garden area, and five private parking spaces. This contemporary workspace combines elegance, comfort, and functionality, making it an excellent choice for businesses seeking a prime location with a refined professional atmosphere. Designed to enhance productivity and client experience, the office benefits from a spacious layout and a unique internal garden area that brings natural light and tranquility into the workspace. Its strategic location provides easy access to key city amenities, financial institutions, and public services, making it ideal for corporate headquarters or boutique professional firms. The rental price includes all property management fees, covering 24-hour security, maintenance of both private and common gardens, cleaning of shared areas, preventive maintenance of common electromechanical systems, water and electricity for common spaces, and an allowance for building repairs. This is a rare opportunity to lease a high-quality mezzanine office in Nicosia’s city centre — offering prestige, convenience, and a well-managed environment tailored for modern business needs.

MAIN FEATURES:

Internal area
221m²

Bathrooms
N/Z

Covered Verandas
N/A m²

Floor
Mezzanine

Parking Spaces
5

Furnished
Yes

Energy Class
B+

Property Details

☒ Air Conditioning	☐ Fireplace	☐ Guestroom	☒ Storage room	☒ Solar Heater
☒ Alarm System	☐ Barbeque Area	☐ Basement	☐ Shower	☐ Photovoltaic System
☐ Ensuite Toilet	☐ Swimming Pool	☐ Dining Room	☐ Gym	☐ Garden
☐ Jacuzzi	☒ Double Glaze Windows	☐ Showroom	☐ Kitchen	☐ Near Beach
☐ Central Heating	☐ Roof Garden	☐ Barbeque Area	☐ Spa	☒ Near Public Park
☒ City View	☐ Countryside	☐ Raised Floor		



Unlock Your Investment Potential



Location:





Get In Touch

📍 27, Diagorou Str. 4th Floor, 1097 Nicosia, Cyprus

🌐 delfiproperties.com.cy

✉ info@delfiproperties.com.cy

📞 [80070008](tel:80070008)

📞 [+357 22 000093](tel:+35722000093)

Disclaimer

Delfi Properties and Delfi Real Estate, its clients and any joint agents give notice that 1: They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Delfi Properties have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.