



DELFI
PROPERTIES

Office Space In Nicosia City Center

Nicosia Municipality, Nicosia, Cyprus Provinces

Office

€2,200,000

* Not Subject to VAT

DP-CY13728/DRE_1403

Description

Introducing a remarkable office space located on the 5th floor, boasting an impressive total internal area of 268 square meters. This meticulously designed property offers a perfect blend of functionality and elegance, ideal for businesses aiming for an inspiring workspace. The expansive internal area spans 268 square meters, providing ample room for various office setups tailored to suit diverse business needs and operations. A tranquil interior garden spanning 30 square meters invites employees to relax and unwind amidst lush greenery, fostering creativity and well-being. A covered veranda of 22 square meters offers a delightful outdoor space where panoramic views can be enjoyed and al fresco meetings can be conducted. Extend your workspace outdoors with the charming 28-square-meter exterior garden, perfect for networking events or simply basking in the beauty of nature. Benefit from an energy efficient workspace classified as Energy Class B, contributing to cost savings and environmental sustainability. Convenience is key with six covered parking spaces provided, ensuring hassle-free commuting for employees and clients alike. Experience modern architecture and high-quality finishes throughout, ensuring a comfortable and aesthetically pleasing work environment. Elevator access facilitates movement between floors, enhancing accessibility for all occupants. Security features are implemented to ensure a safe working environment for everyone. Situated in a prime location, this office space offers proximity to public transportation, amenities, and major thoroughfares, adding to its appeal.

 Internal Area 268m²

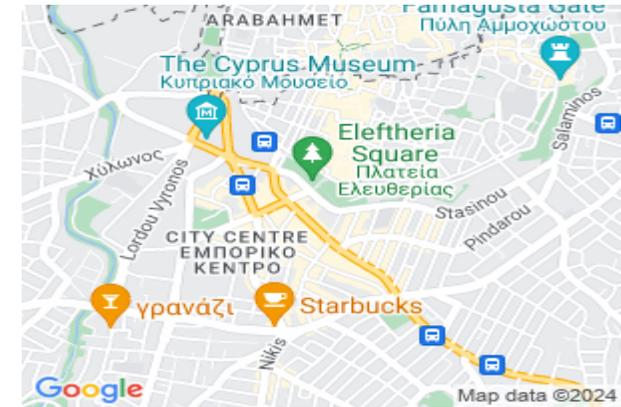
 Floor: N/A

 Covered Verandas: 22 m²

 Parking Spaces: 6

 Furnished: No

 Energy Class: B



Property Details

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

Disclaimer

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