

#18325



## Office For Sale On the 5th Floor with Exclusively Use of the Roof Garden, In Agia Fylaxis Limassol Cyprus


€5,300,000 <sup>+VAT</sup>

 Agia Filaxi, Limassol

Covered

 **468 m<sup>2</sup>**

The project is a new Modern Luxury Office building offering a pleasant working environment. It is strategically situated on the Limassol motorway to Paphos, Larnaca and Nicosia with easy access from either direction. Larnaca International Airport is merely 45 minutes away, whereas Paphos International Airport is only 35 minutes away. Particular attention has been paid to providing modern office facilities and ample parking areas. The ground floor has covered areas where staff and guests may be entertained. The roof garden provides magnificent views of the town of Limassol as well as an uninterrupted view of the Limassol Bay.

|                          |                                                                                         |
|--------------------------|-----------------------------------------------------------------------------------------|
| Type                     | Office                                                                                  |
| Status                   | Under construction                                                                      |
| Year of construction     | 2024                                                                                    |
| Title deed               | Yes                                                                                     |
| Energy efficiency rating |  A |

