



Reference 8764

Prime Office Space with Stunning Sea Views in Limassol's Oval Business Centre **€1,500,000**

Agios Athanasios, Limassol

2 Bathrooms | 80 m<sup>2</sup> Covered

## Description

### Space Details:

- \* Total area: 110 sqm
- \* Covered areas: 80 sqm
- \* Covered veranda: 30 sqm (front-facing with Mediterranean views)
- \* 2nd floor with open sea views

### Office Features:

- \* Welcoming lobby
- \* Versatile office spaces
- \* Conference room
- \* Kitchenette
- \* 2WC
- \* 2 dedicated parking spaces

Covered veranda	30 m <sup>2</sup>
Parking spaces	2
Energy efficiency rating	A
Year of construction	2017
Status	Resale



Building Features:

- \* Manned reception
- \* 24-hour security
- \* Controlled access to parking and building
- \* Property management
- \* On-site gym and cafeteria
- \* Double-height luxurious lobby
- \* Raised floors
- \* 4 high-speed elevators

Community & Location:

- \* Preferred by prestigious software and IT companies
- \* Surrounded by service organisations
- \* Excellent connectivity and practical location

Ideal for: High-profile enterprises seeking visibility and accessibility



## Facilities

✓ Aircondition · Central system ✓ Parking · Covered ✓ Elevator ✓ Gym

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## Features

✓ Reception ✓ Meeting room ✓ Kitchenette ✓ Lounge area ✓ 24-hour security  
✓ Alarm system ✓ Secure door ✓ Excellent condition ✓ Double glazing ✓ Near public transport  
✓ Luxury specifications ✓ CCTV ✓ Heart of city center ✓ Easy access to main roads  
✓ Easy access to highway ✓ Fire detector ✓ Raised floors ✓ Entrance gate, automated  
✓ Near bus route ✓ Near amenities ✓ Next to green area ✓ High ceilings  
✓ Handicap accessible ✓ Glass partitions ✓ Fiber optics ✓ Furnished office ✓ IT support  
✓ Conference hall ✓ Lobby ✓ Restaurant ✓ Panoramic view ✓ Sea view  
✓ Business facilities ✓ City view

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## Gallery













