

## Office in limassol

Limassol, Mediterranean-Hospital-Agia-Phyla-Agia-Fylaxis-3117 , Cyprus

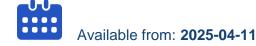
**Offered at:** €1,300,000

**Estate ID:** 170

**Ref:** ba4815291











For Sale: Commercial Office Investment with 5% ROI – Prime Location in Agia Fylaxis, Limassol? Limassol, Agia Fylaxis – Near Mediterranean Hospital (3117)? Investment OpportunityThis fully operational commercial office presents a secure long-term investment in one of Limassol's most accessible and strategic business areas. The property is currently leased with 7 years remaining on a 10-year contract, offering a stable annual rental yield of 5%.? Office SpecificationsIndoor Area: 176 m²Energy Efficiency: Category ADelivery Year: 2012Raised flooringServer roomPre-installed infrastructure for full automation systems2 underground remote-controlled parking spacesExcellent accessi...

## **Estate on map:**



