



# MODERN COMMERCIAL BUILDING IN LIMASSOL CITY CENTER - 1.289.6<sup>2</sup>

## OVERVIEW

 Limassol, City Center  Commercial Building  # 1613

## DESCRIPTION

Luxury project with a contemporary architect for mixed-use development with retail, commercial and residential use, offering various qualities & experiences in terms of the design approach, spatial relation, quality of construction and return on your investment. Located in Makareiou Avenue in the middle of amenities. The project aspires to become a point of reference for the broader Limassol's commercial center. It consists of a basement for parking purposes, two whole floor offices, two duplex offices and a duplex apartment. An excellent choice for prestigious companies seeking an inspirational building in which to set up their business.

An Overall Surface of 1,289.6 m<sup>2</sup> / Office Area: 715.5 m<sup>2</sup> / Residential Area: 206.8 m<sup>2</sup> / Circulation Area: 172 m<sup>2</sup> / Mechanical Area: 195.3 m<sup>2</sup> / Outdoor Area: 257.9 m<sup>2</sup>

## FACILITIES

Aircondition, Central system      Heating, Central      Parking, Underground

## FEATURES

Heart of city center      Easy access to main roads      Kitchenette  
Main road      Double glazing      Luxury specifications

## DISTANCES

**Amenities:** 100 m      **Airport:** 60 km      **Sea:** 1.2 km  
**Public transport:** 100 m      **Schools:** 300 m      **Resort:** 1.2 km



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