

For Sale & For Rent, Building, Commercial Building, Nicosia, Strovolos, Chryseleousa, 1,000m², 539m²

For Sale & For Rent : **€ 3,500,000 | € 15,000**

Description
For Sale Prime Commercial Building in the Heart of Nicosia
G&P Lazarou Estate Agents proudly presents an outstanding investment opportunity with this impressive whole commercial building for sale, ideally located in one of Nicosia's most strategic and well-established business districts. Offering exceptional visibility, generous space, and unlimited commercial potential, this property is an excellent choice for investors, corporate headquarters, medical centres, educational institutions, or companies seeking a landmark commercial address.
Constructed in 2000 and maintained in excellent condition, the building reflects quality construction and meticulous upkeep, allowing its new owner to utilise the property immediately or modernise it further according to specific business requirements.
The building offers an impressive 1,000 sq.m. of internal covered area, set on a 539 sq.m. plot, providing substantial space for a wide variety of commercial operations. Its functional layout offers flexibility for office spaces, clinics, corporate headquarters, educational facilities, showrooms, or mixed commercial use, making it an attractive long-term investment with excellent growth potential.
Large internal spaces provide endless possibilities for customisation, while the building's strategic location ensures excellent accessibility for employees, clients, and visitors alike. Surrounded by established businesses and key commercial services, this is a rare opportunity to acquire a substantial commercial asset in one of the capital's strongest business locations.
Its central position offers immediate access to major roads, government offices, business centres, banks, retail outlets, restaurants, cafés, and public transport, creating an ideal environment for any successful business operation. Whether you are looking to expand your business, relocate your headquarters, or secure a high-value commercial investment in Cyprus, this exceptional property delivers outstanding value, flexibility, and long-term appreciation potential.
Commercial buildings of this size, condition, and location rarely become available on the market, making this a unique opportunity for serious investors and business owners alike.
Nearby Landmarks
• Aretaeio Hospital – approximately 1.2 km
• Landmark Nicosia – approximately 1.8 km
• Makarios Avenue – approximately 1.5 km
• Athalassa National Forest Park – approximately 2.3 km
• Nicosia City Centre – approximately 2.8 km
• Banks, government offices, cafés, restaurants, supermarkets and public services – within 200–600 m
• Easy access to Limassol Avenue and the Nicosia motorway – approximately 700 m
To discover more options in this area, you can browse our complete portfolio of commercial buildings for sale in Nicosia directly from our website by clicking the following link: https://gplazarou.com/properties/building-for_sale/in/Nicosia/building_type/commercial_building/
Contact G&P Lazarou Estate Agents today at +357 22024949 or email sales@gplazarou.com to arrange your private viewing!

Details

Property Type: **Building**
Status: **Available**
Website

Main Features

Property Subtype: **Commercial Building**
Construction Stage: **Resale**
Construction Year: **2000**

Area

Covered Area: **1,000m²**
Plot Area: **539m²**

Further Details

Water, Electricity, Air Condition

Gallery

























