

For Sale, Office, Entire Building, Limassol, Potamos Germasogeias, 5,114m²

For Sale : **€ 23,000,000**

Description
For Sale Entire Office Building In Germasogeia,Limassol
Modern Corporate Environment in a Prime Limassol District
Experience an elevated, highly practical, and accessible professional lifestyle with this stunning entire commercial office building, perfectly situated in the high-status area of Germasogeia. Offering an emotionally rejuvenating working environment, this property represents a top-tier corporate proposal and a solid, highly functional asset . Designed for businesses that demand the perfect balance of urban connectivity and professional prestige, the building is located in a high-demand commercial neighborhood known for its immediate proximity to major corporate headquarters and elite business profile. Its strategic position ensures essential daily practicality, providing a secure operational choice in one of the region's most sought-after business hubs, known for its seamless connectivity to both Limassol city center and the highway network.
Functional Layout & High-Value Commercial Features
This property boasts a smart, exceptionally spacious perspective designed for ultimate daily comfort and maximum corporate functionality. The workspace serves your daily operations perfectly, occupying the entire building to ensure absolute privacy, prestige, and convenience for your enterprise. The professional layout features a dedicated reception area to welcome clients and an impressive showroom ideal for product displays. It is flawlessly positioned featuring high-spec security and convenience with a door phone system, providing total peace of mind. The building incorporates a dedicated mechanical floor, ensuring optimal maintenance and state-of-the-art technological infrastructure. Built with premium materials, this luxury corporate building meets the highest standards of contemporary urban elegance.
Extensive Property Features
Property Type: Entire Office Building
Location: Germasogeia, Limassol
Layout: Luxury offices spanning across the entire building
Reception: Dedicated reception area to welcome clients
Showroom: Spacious showroom area for product displays
Mechanical Floor: Dedicated mechanical floor for optimal building infrastructure
Security: Door phone system for secure access
Design: Contemporary architecture focusing on maximum corporate functionality
Nearby Landmarks & Amenities
In a convenient location for a vibrant urban routine in Yermasoyia, the building is surrounded by top-tier infrastructure:
Germasogeia Roundabout (A1 Highway): Located just 0.5 km away, providing immediate connectivity for island-wide travel.
Limassol Del Mar & Coastal Promenade: A major landmark for premier corporate visibility situated within 1.5 km.
Alphamega Linopetra: Your primary shopping and convenience destination accessible within 1.5 km.
Dasoudi Beach & Eucalyptus Park: A nearby green lung for wellness activities situated within 2.0 km.
Foley's School: A major educational landmark reachable within 3.0 km.
Sfalagiotissa Monastery: A nearby cultural and serene landmark accessible within 4.0 km.
Columbia Plaza: Strategic connectivity at 5.0 km for premier dining and corporate meetings.
Limassol Marina: Reachable in a 10-minute drive (7.0 km), offering the city's premier nautical and business services.
Contact G&P Lazarou Estate Agents today at +357 22024949 or email sales@gplazarou.com to arrange your private viewing!

Details

Property Type: **Office**
Status: **Available**
Website

Main Features

Property Subtype: **Entire Building**
Construction Stage: **Off-plan**
Furnished: **Unfurnished**
Covered Parking: **45**
Floors Building: **5**

Area

Internal Area: **2,626m²**
Covered Verandas: **168m²**
Covered Area: **5,114m²**

Further Details

Secure Door, Water, Electricity

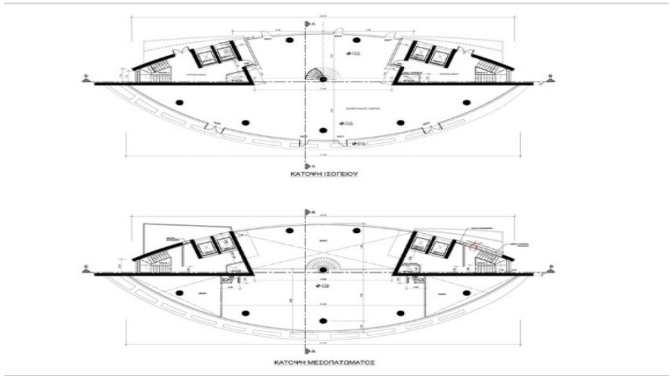
Gallery

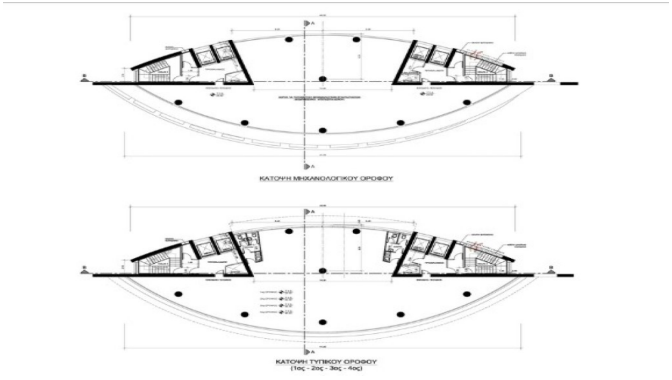


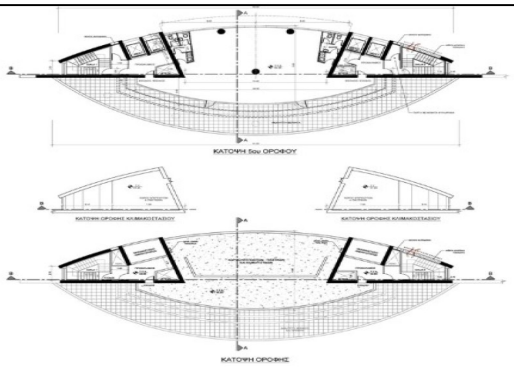


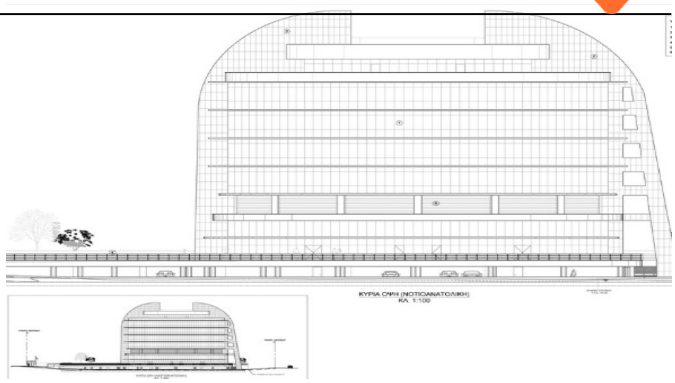


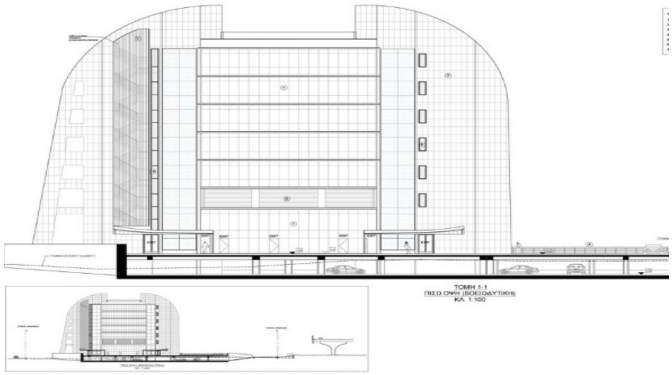


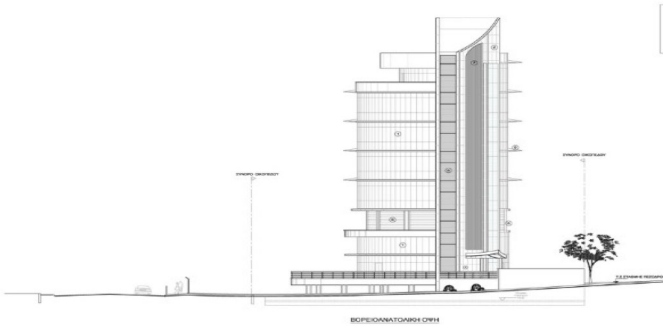

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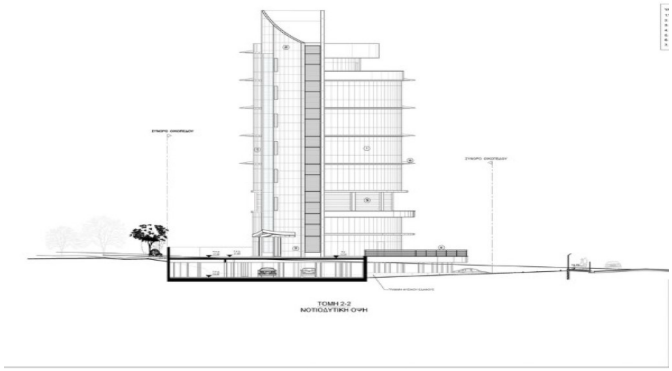

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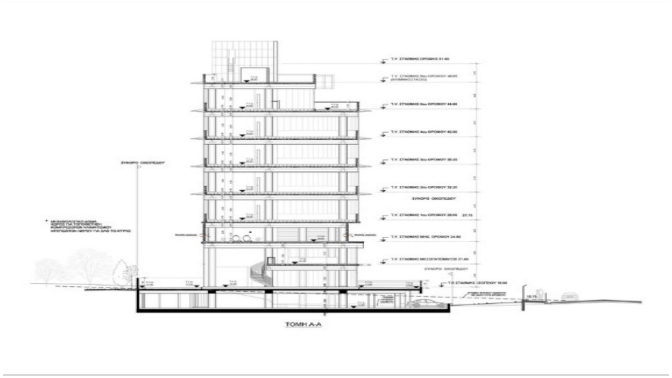

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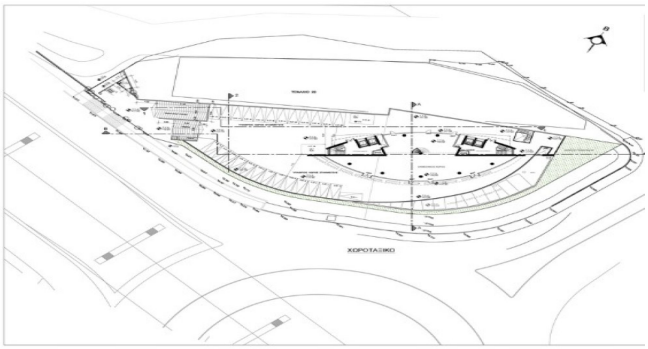

ΚΥΡΙΑ ΟΨΗ (ΝΟΤΙΟΑΝΑΤΟΛΙΚΗ)
ΚΛ. 1:100

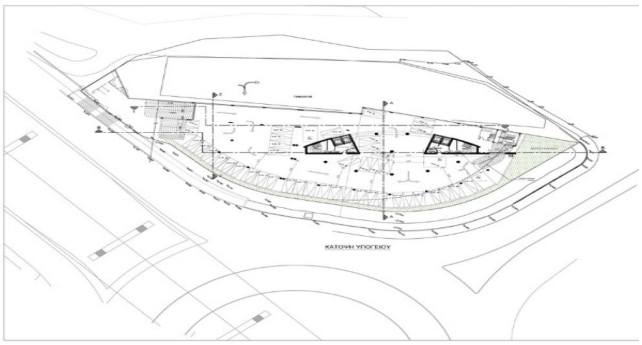

ΤΟΜΗ 1-1
ΠΕΖΟ ΟΨΗ (ΒΟΡΕΙΟΔΥΤΙΚΗ)
ΚΛ. 1:100


ΒΟΡΕΙΟΑΝΑΤΟΛΙΚΗ ΟΨΗ


ΤΟΜΗ 2-2
ΝΟΤΙΟΔΥΤΙΚΗ ΟΨΗ


ΤΟΜΗ Α-Α


ΧΩΡΟΤΑΞΙΚΟ


ΚΑΤΟΨΗ ΥΠΟΓΕΙΟΥ