

For Rent, Retail, Shop, Nicosia, Trypiotis, 325m²

For Rent : **€ 3,000**

Description
For Rent Prime Three-Storey Retail Shop on Makarios Avenue, Nicosia
Position your business in one of the most prestigious and high-traffic commercial locations in Cyprus with this exceptional three-storey retail shop available for rent on the renowned Makarios Avenue, offered by G&P Lazarou Estate Agents. Combining outstanding visibility, generous floor space, and impressive showroom frontage, this commercial property is an outstanding opportunity for retailers, fashion brands, luxury boutiques, electronics stores, banks, beauty and wellness businesses, or any company seeking maximum exposure in the heart of Nicosia.
The property offers a total internal area of 325 sq.m., thoughtfully distributed over three functional levels. The ground floor comprises 138 sq.m., providing a spacious and highly visible retail area ideal for displaying products and welcoming customers. The first floor offers an additional 120 sq.m., perfect for expanding the showroom, creating private consultation areas, offices, or additional retail space. The 67 sq.m. basement provides valuable storage, stock management, or operational space, allowing the retail areas to remain open and organised.
One of the property's greatest advantages is its large floor-to-ceiling showroom windows, creating exceptional street presence and allowing businesses to maximise product displays while attracting thousands of pedestrians and passing vehicles every day. The abundance of natural light further enhances the shopping experience, creating a bright and inviting atmosphere for customers.
Situated on the iconic Makarios Avenue, this premium commercial property enjoys one of the capital's busiest shopping destinations, surrounded by international brands, financial institutions, cafés, restaurants, luxury retailers, corporate offices, and professional services. The location benefits from continuous pedestrian traffic and excellent accessibility, making it one of the most desirable retail addresses in Nicosia.
Whether you are launching a flagship store, relocating your business, or expanding your brand into one of Cyprus' strongest commercial districts, this exceptional retail property offers the visibility, flexibility, and prestige needed for long-term business success.
Nearby Landmarks
• Ledra Street – approximately 550 m
• Eleftheria Square – approximately 650 m
• Landmark Nicosia – approximately 700 m
• Nicosia City Centre – within 500 m
• Cyprus Museum – approximately 1.2 km
• Banks, cafés, restaurants, luxury retail stores and public services – within 50–300 m
• Easy access to all major roads connecting the capital
To discover more options in this area, you can browse our complete portfolio of shops for rent in Nicosia directly from our website by clicking the following link: https://gplazarou.com/properties/retail-for_rent/in/Nicosia/
Contact G&P Lazarou Estate Agents today at +357 22024949 or email sales@gplazarou.com to arrange your private viewing!

Details

Property Type: **Retail**
Status: **Available**
Website

Main Features

Property Subtype: **Shop**
Construction Stage: **Resale**
Bathrooms: **1**
Furnished: **Unfurnished**
Floors Building: **3**

Area

Covered Area: **325m²**

Further Details

Secure Door, Storage Space, Water, Electricity, Air Condition

Gallery









