



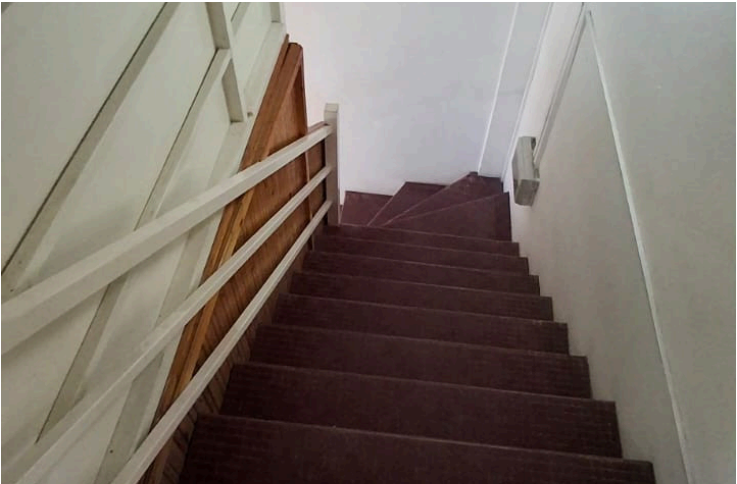
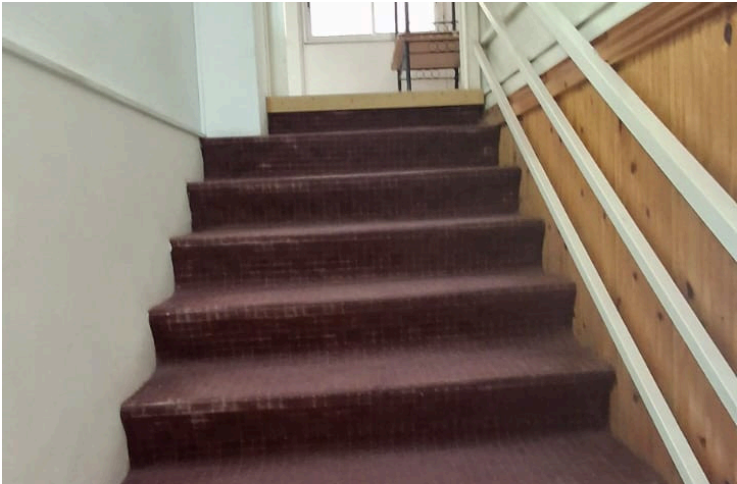
#16763

# COMMERCIAL RENT SPACE FOR OFFICE/MIX USE IN CHRYSTOPOLITISSA, LARNACA (16763)

📍 Prodromos/Christopolitisa, Larnaca




**€1,600** /month





# Overview

## Specifications

Bathrooms		Covered	
 1		 150 m <sup>2</sup>	
Type	Office	Furnished	Unfurnished
Toilets	1	Structure	Concrete
Status	Used	Facade	Concrete
Year of construction	1994	Energy efficiency rating	 B

## Description

Available for rent, this spacious ground-floor commercial property offers 150 sqm of internal covered area, ideal for a wide range of professional and creative business concepts such as a dental clinic, office space, gymnastic or fitness studio, medical or wellness practice, training center, or similar uses.

The property is offered unfurnished and ready to be designed and renovated according to the tenant's vision. The owner allows a rent-free period of up to two (2) months, giving the tenant time to carry out renovations, improvements, and fit-out works. For renovation periods exceeding two months, rent becomes payable thereafter.

Please note that the air-conditioning units require replacement, allowing the new tenant to install systems that best suit their business needs. The space includes a bathroom, solid construction (built in 1994), and a practical layout that supports flexible interior design.

Due to the presence of residential apartments above, the owner does not allow businesses involving strong odors, heavy cooking, excessive smoke, or similar disturbances.

### Key Features

Covered internal area: 150 sqm

Ground-floor commercial unit

Suitable for office, dental clinic, studio, or professional use





# Additional information

## Facilities

Aircondition, Split system

Pergola

Heating, Split system

Storage

Parking, Covered

## Features

Café

Earthquake-resistant structure

Internal stairs

Near amenities

Sanitary ware

Thermal insulation

Closed offices

Easy access to main roads

Kitchen

Quartz flooring

Sound insulation

Tile flooring

Double glazing

Floor-to-ceiling windows

Main road

Raised floors

Spacious rooms

## Distances

Amenities



1.3 km

Airport



9.3 km

Sea



2 km

Resort



1.3 km

## Contact us



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