

#184377

# Commercial Building for sale in the heart of Larnaca center, walking distance from the beach

Town Center, Larnaca

€2,200,000



# **Overview**

# **Specifications**

Covered

[] 300 m<sup>2</sup>

Type Commercial Building
Plot 591 m²
Garden 100 m²
Status Resale

Title deed Yes
Furnished Unfurnished
Energy efficiency rating Certificate expected

## **Description**

For sale in the heart of Town Center, this spacious commercial building offers 300 m<sup>2</sup> of internal space, all on the ground floor. Ideal for businesses seeking maximum visibility, the property sits on a large plot and benefits from a prime location in a bustling area known for its vibrant mix of shops, cafes, banks, and offices. Town Center is well-known for its lively atmosphere and accessibility, making it a preferred location for both locals and visitors.

The building is offered unfurnished, allowing you to customize it to suit your business needs. Its generous layout provides endless possibilities for office space, retail, or showroom. Large street-facing windows offer excellent natural light as well as a clear city view, adding to the appeal for both staff and clients.

Within walking distance, you'll find a full range of amenities, ensuring convenience for employees and customers alike. This resale opportunity is perfect for those looking to invest in a high-demand area with strong growth potential. Presented exclusively by Marinos Kineyirou Estate Agents, contact us today to arrange a viewing or for further details.





# **Additional information**

## **Facilities**

Aircondition, Split system

Heating, Split system

#### **Features**

City view

High ceilings

Near public transport

Easy access to main roads

Near amenities

Heart of city center

Near bus route

#### **Distances**

Amenities

100 m

Airport

>

3 km

Sea

**\*\*\*** 

100 m

Public transport

100 m

Schools



800 m

#### Contact us



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