

#1357

Prime Retail Space for Sale –Strovolos

 Strovolos, Nicosia

€350,000 +VAT






Overview

Specifications

Covered

 **85 m²**

Type	Shop
Uncovered veranda	27 m²
Basement	84 m²

Status	Completed
Year of construction	2024
Energy efficiency rating	 A

Description

An exceptional ground-floor retail space in the modern development, a sophisticated mixed-use building designed by the acclaimed Maratheftis Studio. Located close to the vibrant Perikleous Avenue, this high-visibility commercial unit is ideal for businesses seeking a premium location with easy access to Perikleous and Stavrou avenues, surrounded by shops, services, and a thriving residential community.

Property Features

- ? Internal Space: 85m² – Spacious and adaptable layout
- ? Basement Storage: 84m² – Additional space for stock or back-office use
- ? 4 Dedicated Parking Spaces – Convenience for staff and customers
- ? Uncovered Veranda: 27m² – Ideal for outdoor display or seating area

Premium Building Specifications & Amenities

- ? Energy Efficiency B+ – Sustainable and cost-effective operations
- ? Photovoltaic Panel Installation for the Shop – Reduce energy costs
- ? Gate-Controlled Entry & Exit – Secure parking and access
- ? Automatic Night Lighting & CCTV (Provision) – Enhanced security
- ? Electric Car Charging Station (Provision) – Future-proof infrastructure
- ? Smart Intercom & Multiple Power/Internet Points – Seamless connectivity
- ? Modern Architectural Design – High-end finishes and contemporary aesthetics

? Asking Price: €350,000 + VAT

This versatile commercial space is perfect for retail, office, or showroom use, offering maximum exposure and accessibility in one of Strovolos' most dynamic areas. Contact us today for more details or to arrange a viewing!



Additional information

Facilities

Aircondition, Provision

Parking, Uncovered

Solar photovoltaic panels

Features

Double glazing

Easy access to main roads

Energy efficient doors/windows

Excellent condition

Floor-to-ceiling windows

Distances

Amenities

 100 m

Airport

 45 km

Sea

 45 km

Public transport

 100 m

Schools

 300 m

Resort

 45 km

Contact us



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