

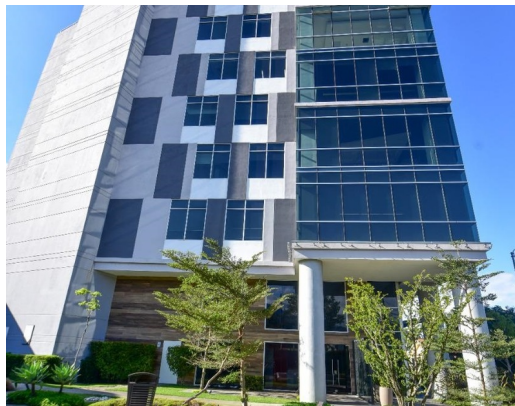
# Rentabilidad 9.86 por ciento Oficina con Cliente Triple A en Escazú

# \$1,904,763

ID: 13940

📍 Escazu, San Jose

• Property Type: Business • Bedrooms: 1 • Built: 2018 • Size: 572 sq m • 0.14 Acres • Floor Area (SQFT): 6,157



• Status: Available • Parking Spaces • Commercial

## Property Description

Profitability 9.14% Office for sale in a corporate center in Escazú. The corporate center is located in the best area and with the highest added value in the country, just 1 minute from Route 27, it has a free zone regime. It has a triple A tenant, located on the sixth floor with a 5-year contract to end in 2025. The building has 289 parking spaces which are located on 5 parking floors with a 1/30 ratio. Each office has independent air conditioning, has 6 elevators, a battery of bathrooms per floor which complies with law 7600, dining room for employees, 2 meeting rooms for common use, reception, ideal terrace for corporate events, security 24 / 7 and beautiful parks and green areas. The property can be sold without improvements at a price of \$1,658,800, which gives a Cap Rate of 7.45%. With improvements \$1,904.763 with a Cap Rate of 9.86%

## Additional

• ID 13940 • For Sale • \$1,904,763  
• Available • Business • 1 Bathrooms  
• 1 Bedrooms • Parking Spaces : 19 • View : City

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