

# Profitability 9.83% Office with Triple A Client in Escazú

# \$1,213,514

ID: 13937

📍 Escazu, San Jose

• Property Type: Commercial • Bedrooms: 1 • Built: 2018 • Size: 321 sq m • 0.08 Acres • Floor Area (SQFT): 3,455



• Status: Active/Published • Parking Spaces

## Property Description

Profitability 8.34% 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 tenth floor with a 10-year contract to end in 2031. 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 the 7600 law, dining room for employees, 2 meeting rooms for common use, reception, terrace ideal for corporate events, 24 security / 7 and beautiful parks and green areas. The property can be sold without improvements at a price of \$ 930,900, which gives a Cap Rate of 8.28%. With improvements \$ 1,213,514 with a Cap Rate of 9.83%

## Additional

- |                    |                       |               |
|--------------------|-----------------------|---------------|
| • ID 13937         | • For Sale            | • \$1,213,514 |
| • Active/Published | • Commercial          | • 1 Bathrooms |
| • 1 Bedrooms       | • Parking Spaces : 10 | • View : City |

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50 Meters North of the Roca Verde Hotel Dominical, Bahia Ballena,  
Punternas, Costa Rica 60504



[Listing Details](#)