

Office Investment opportunity 9.5% ROI - Fully Leased Corporate Office - Sabana

📍 La Sabana, San Jose

For Sale

\$800,000

ID: 26639

• Property Type: Commercial • Bedrooms: 2 • Built: 1995 • Size: 195 sq m • 0.05 Acres • Floor Area (SQFT): 2,099



- 1 Bathroom
- Central Air
- Close To Shops
- Elevator
- Heating
- Investment Opportunities
- Back Up Power
- City Properties
- Close To Transport
- Furnished Fully
- Income Producing
- Long Term Rental
- Cable Satellite Tv
- Close To Schools
- Commercial
- Handyman Special
- Internet
- Luxury Estate

Property Description

Office Investment opportunity 9.5% ROI - Fully Leased Corporate Office - Sabana Exceptional investment opportunity in a fully leased corporate office located in one of San José's most established business districts. This premium office space offers 195 m² of modern corporate design with top-end office furnishings, porcelain flooring, central air conditioning, and 8 private parking spaces. The property is currently occupied by a long-term corporate tenant with approximately 10 years of tenancy, who recently signed a new 3-year lease agreement, providing immediate and stable cash flow for the new owner. Investment Highlights* Asking Price: \$800,000 USD* Net Rental Income: \$6,300/month* Gross Rental Income: Approx. \$7,500/month* Tenant covers maintenance fees* Estimated ROI: 9.5%* Strong and stable long-term tenant* Turnkey investment opportunity* Excellent corporate location with easy access and premium infrastructure An ideal opportunity for investors seeking a secure asset with strong returns and consistent income.

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