

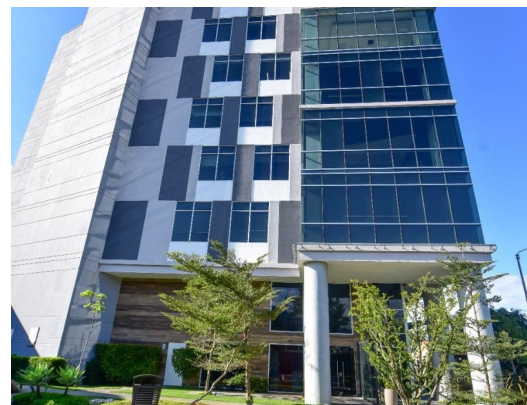
# Cap Rate 8.28% Office with Triple A Client in Escazú

# \$740,254

ID: 13948

📍 Escazu, San Jose

• Property Type: Commercial • Bedrooms: 1 • Built: 2018 • Size: 255 sq m • 0.06 Acres • Floor Area (SQFT): 2,745



- Status: Active/Published
- Parking Spaces

## Property Description

Cap Rate 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 be renewed in 2024. 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. Rate of 8.28%

## Additional

- |                    |                      |               |
|--------------------|----------------------|---------------|
| • ID 13948         | • For Sale           | • \$740,254   |
| • Active/Published | • Commercial         | • 1 Bathrooms |
| • 1 Bedrooms       | • Parking Spaces : 8 | • View : City |

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

