

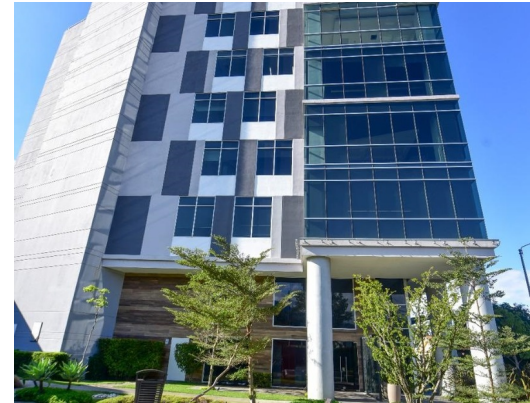
# Cap Rate 9.14% Office with Triple A Client in Escazú

# \$531,530

ID: 13939

📍 Escazu, San Jose

Property Type: Business • Bedrooms: 1 • Size: 142 SQ M • Built: 2018



- 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 tenth floor with a 3-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. The property can be sold without improvements at a price of \$ 411,800, which gives a Cap Rate of 7.45%. With improvements \$ 531,530 with a Cap Rate of 9.14%

## Additional

- ID 13939
- Active/Published
- 1 Bedrooms
- For Sale
- Business
- Parking Spaces : 289
- \$531,530
- 1 Bathrooms

**Costa Rica Direct: 506 8443 7173**

**US Number:**

Location: 100 meters west of the Ebais San Francisco Coyote, Nandayure,  
Guanacaste. Address: 100 metros al oeste de Ebais San Francisco Coyote,  
Nandayure, Guanacaste.

