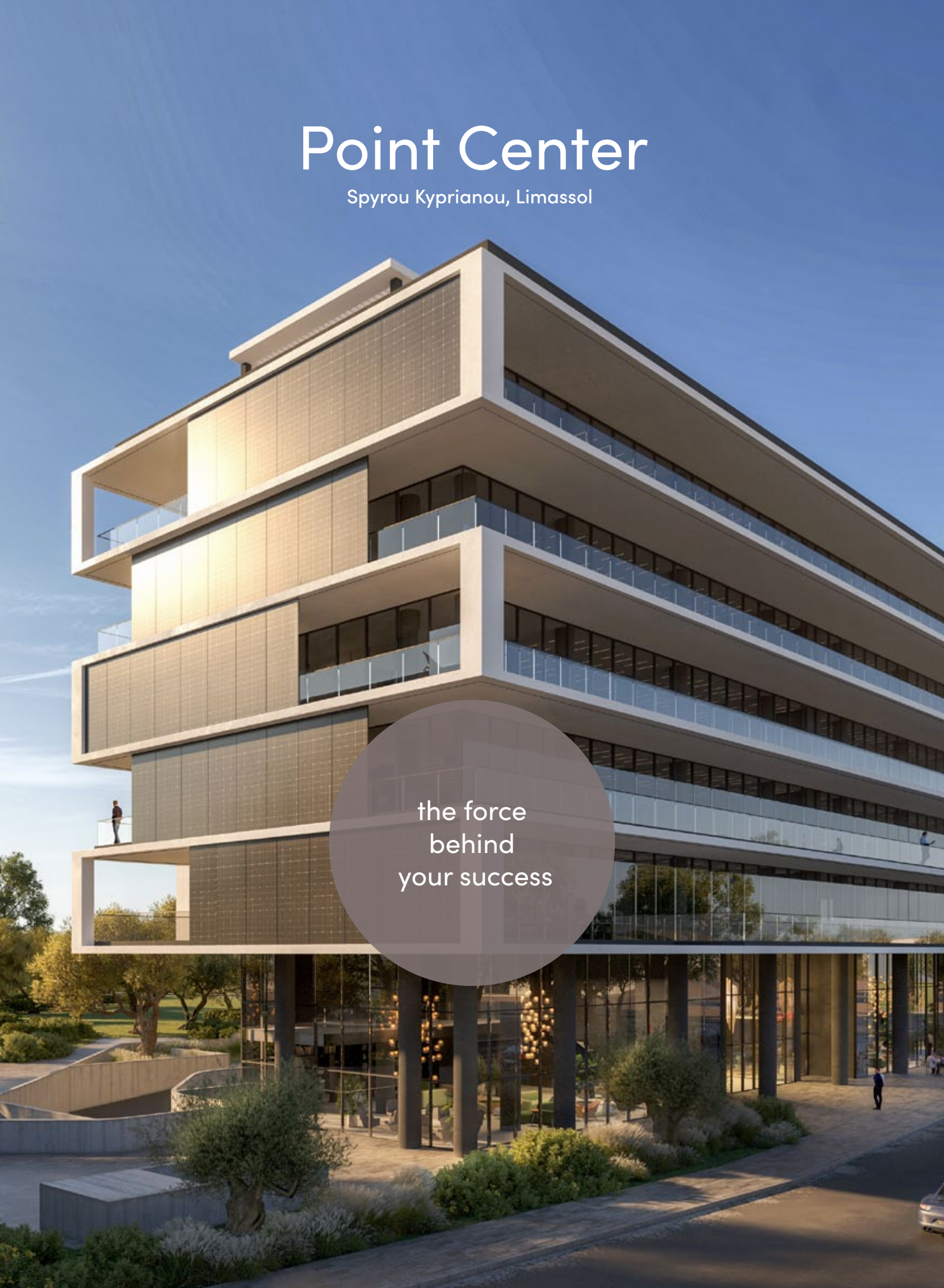


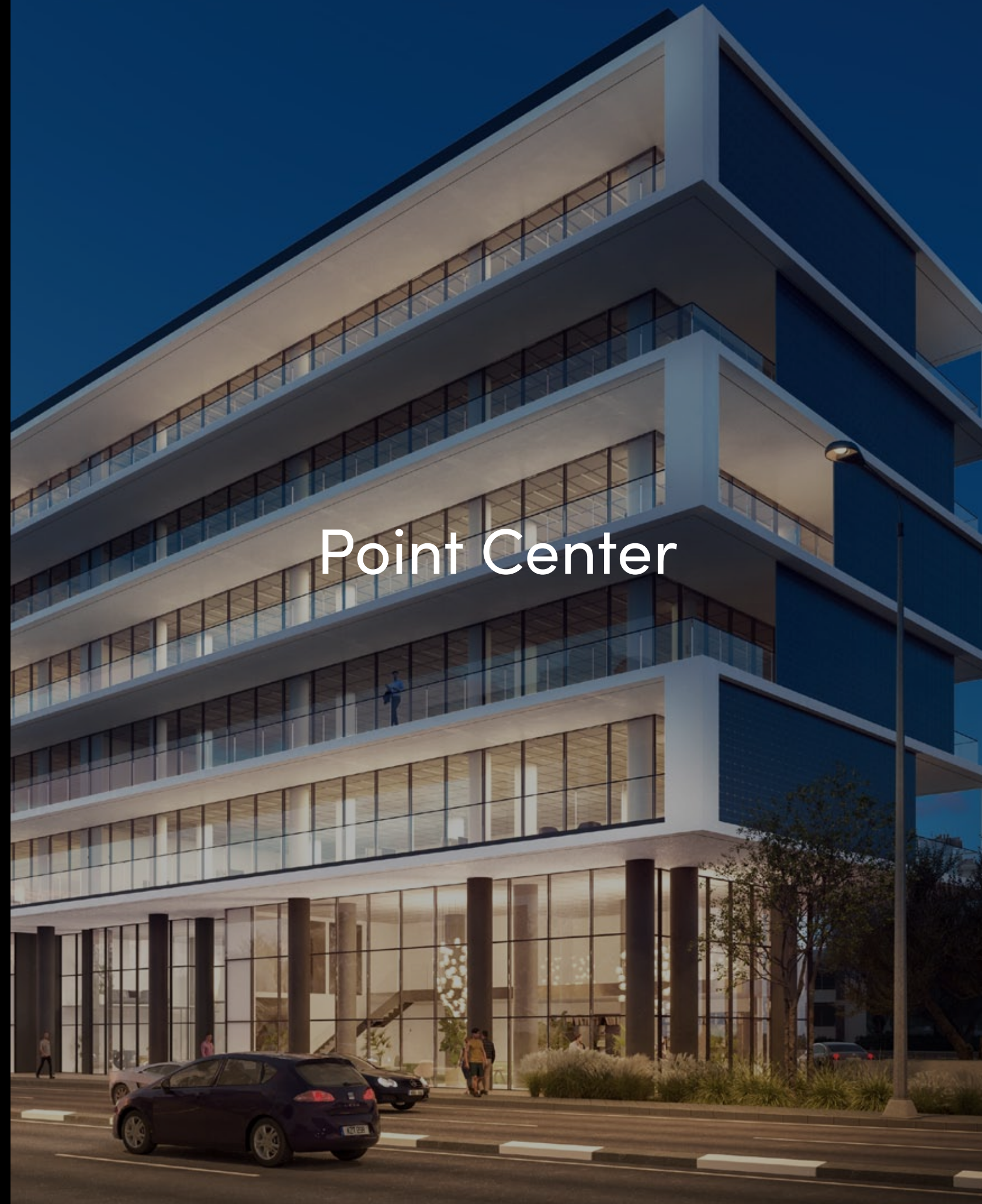
Point Center

Spyrou Kyprianou, Limassol



the force
behind
your success

Point Center





the project

**Your gateway to unmatched
business success**

Welcome to Point Center, where contemporary design meets strategic location on Spyrou Kyprianou Avenue, just minutes from the convenient junction of Ayios Athanasios. This exceptional commercial space features 12 thoughtfully crafted offices spread across 5 floors. Here, prestige meets potential, providing the ideal environment for businesses to thrive and excel in a dynamic, prime location.



key highlights & figures



iconic 5-story
office block



1,229 m² of private
terraced areas



129 car park
spaces



offices areas
from 349 m² to 456 m²



high-quality
finishes



clear floor-to-ceiling
height 3.6 m



sunlit workspaces with
floor-to-ceiling windows



flexible open-plan
workspaces



top-floor offices with
private roof garden



eco-friendly features based
on ESG considerations





location & accessibility

Mesa Yeitonia, Limassol

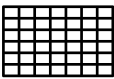
Point Center is strategically located on vibrant Spyrou Kyprianou Avenue in the Agios Athanasios district, providing easy access to the highway and seashore. Surrounded by essential services and upscale dining, this prime location offers the perfect setting to elevate your business's status and convenience.



- 1 Jumbo
- 2 New Mall of Limassol
- 3 Kotsovolos Electronics
- 4 Ajax Hotel
- 5 Sklavenitis Supermarket
- 6 Alphamega Supermarket
- 7 Thymari Grill & Salad
- 8 Kokkinos Smile Clinic
- 9 Tickmill EU
- 10 Windsor Brokers
- 11 The Soul Publishing
- 12 Semrush Limassol
- 13 Columbia Beach



design & architecture



A sleek facade featuring clean lines, alternating glass and solid sections, creating a dynamic, modern appearance



High-quality glass, stainless steel, and reinforced concrete combine for a contemporary, durable, and visually striking structure



Five levels with extended balconies, spacious interiors, and a welcoming double-height glass entrance



Modern minimalist design, focusing on clean lines and open spaces, with an emphasis on light-filled, professional environments

office features & common areas

office features

- Expansive windows maximize light and energy efficiency, offering breathtaking views
- 3.6-meter high ceilings and exposed details create an inspiring, modern workspace
- Covered terraces provide ideal spots for relaxation with beautiful views
- Private kitchens in every office add convenience for employees
- Top-floor offices feature private roof gardens, providing an exclusive and serene workspace option

common areas

- Wood-veined marble in the lobby and corridors sets a sophisticated, welcoming tone
- Secure entrances ensure enhanced safety and peace of mind for all tenants



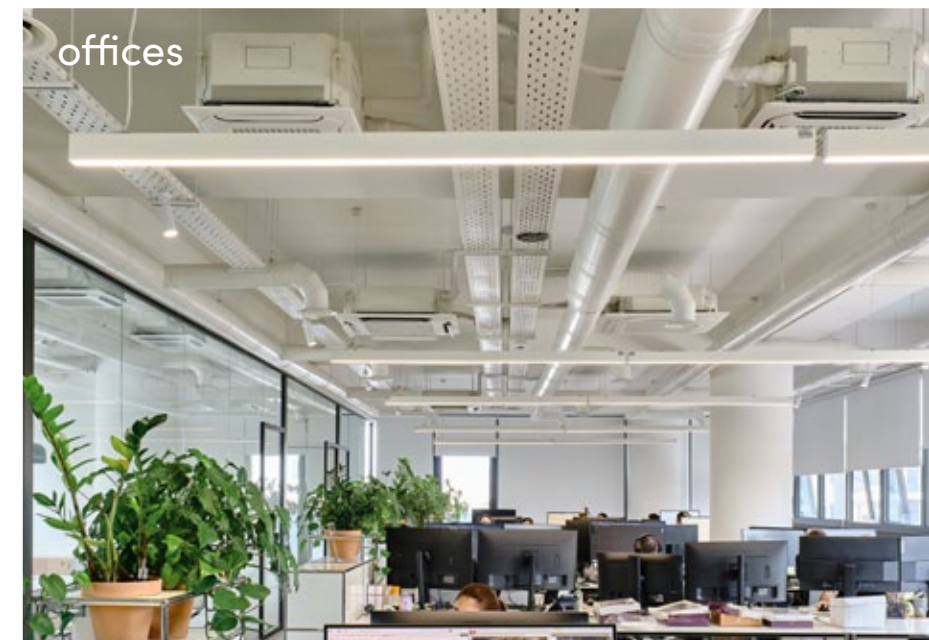
conference



reception



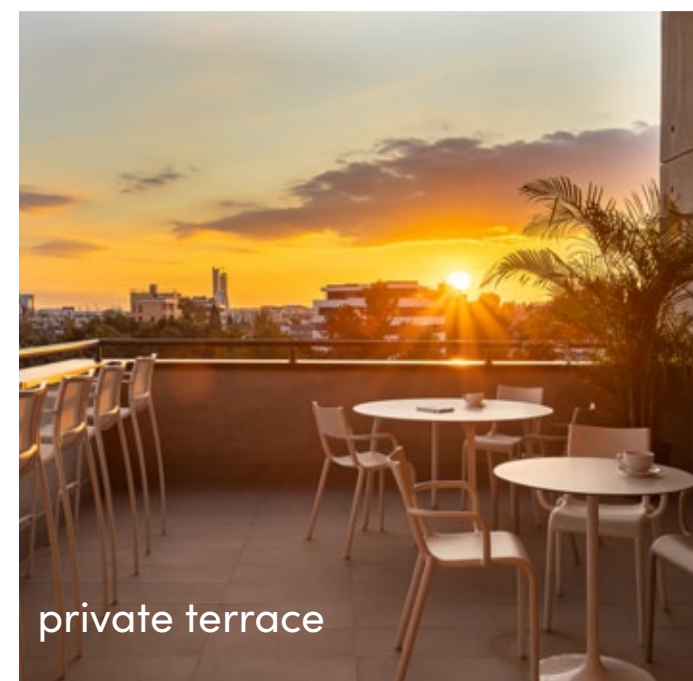
lobby



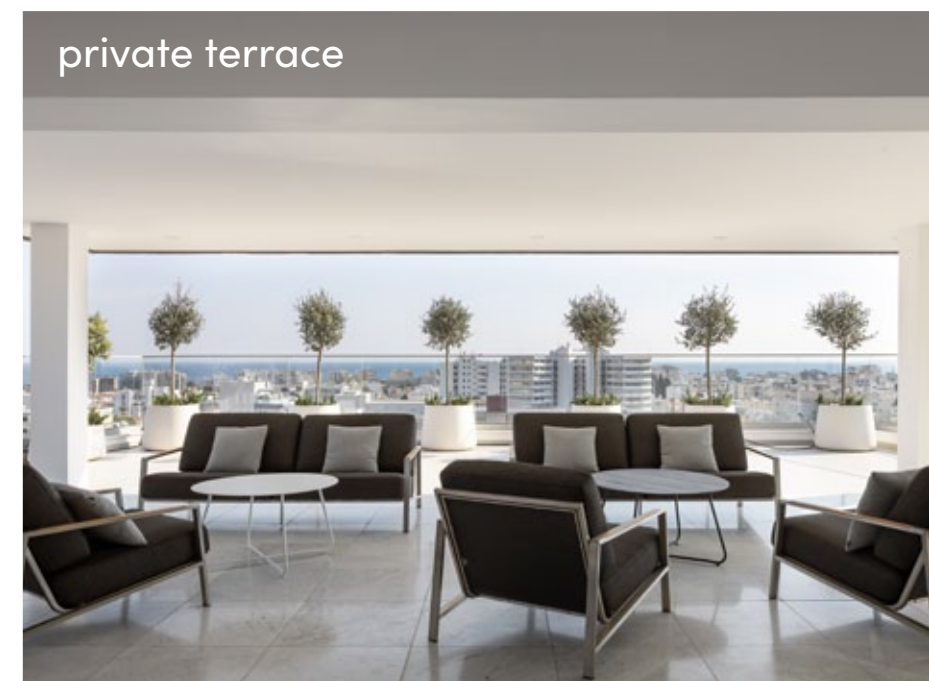
offices



offices



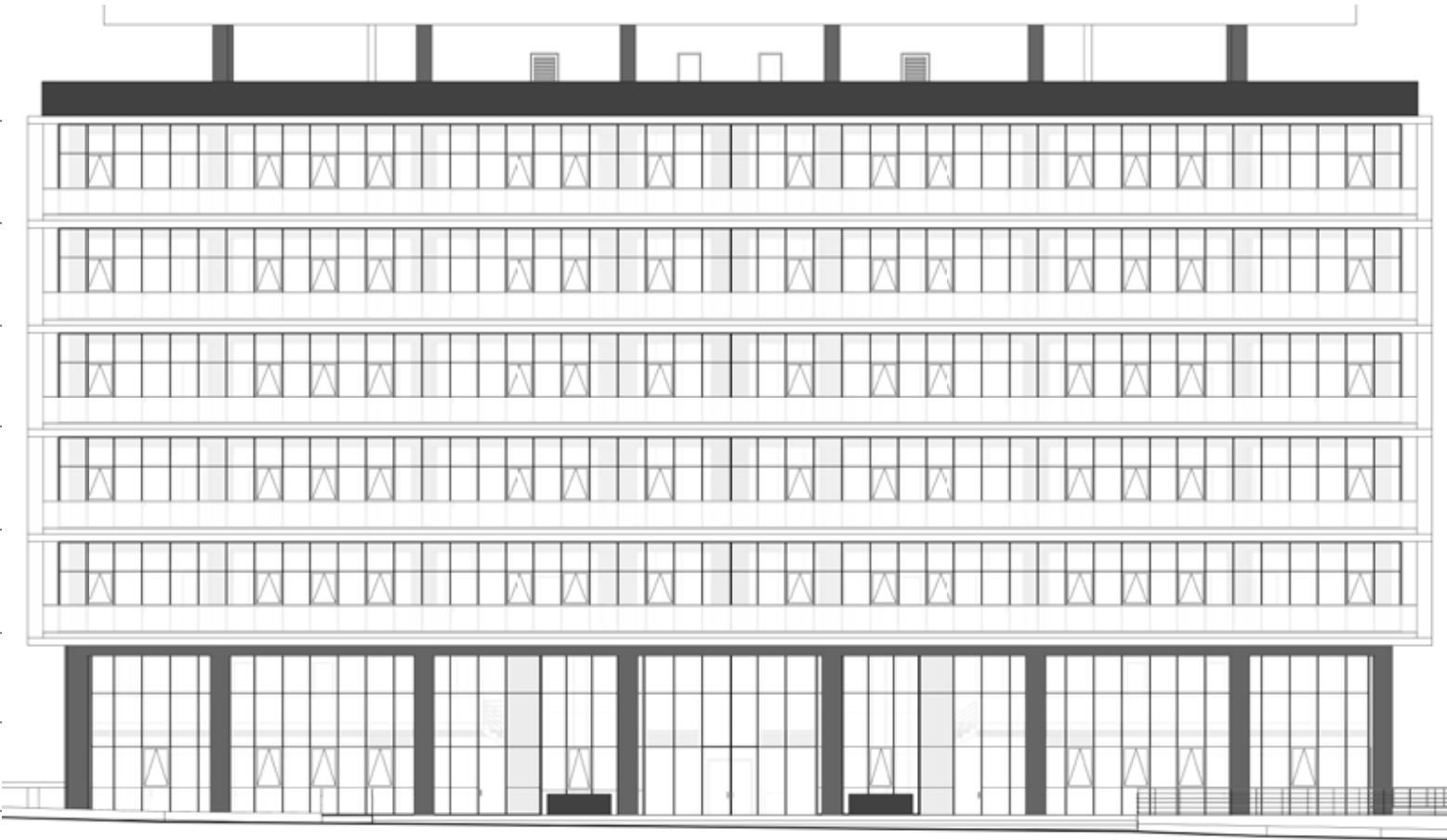
private terrace



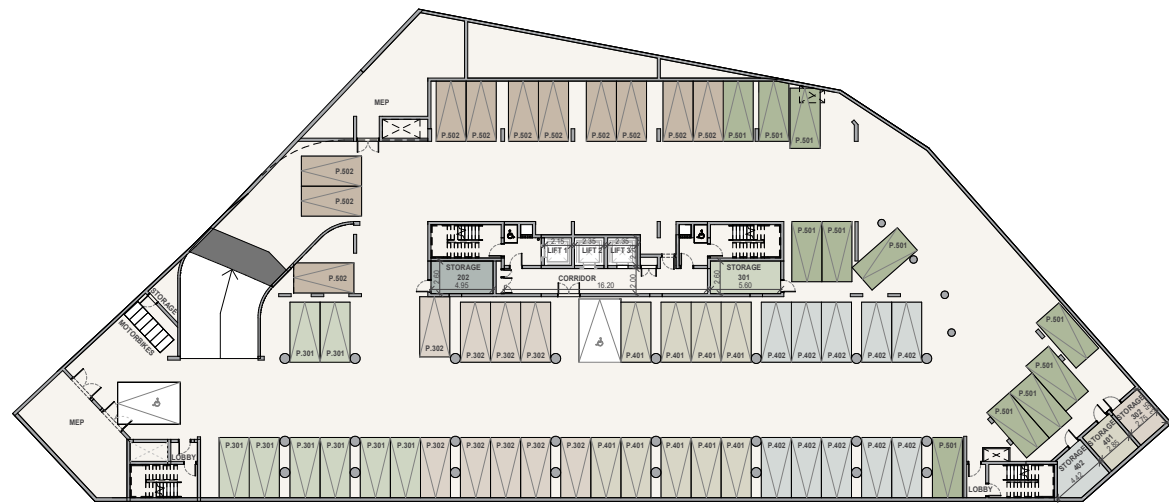
private terrace

choice of properties

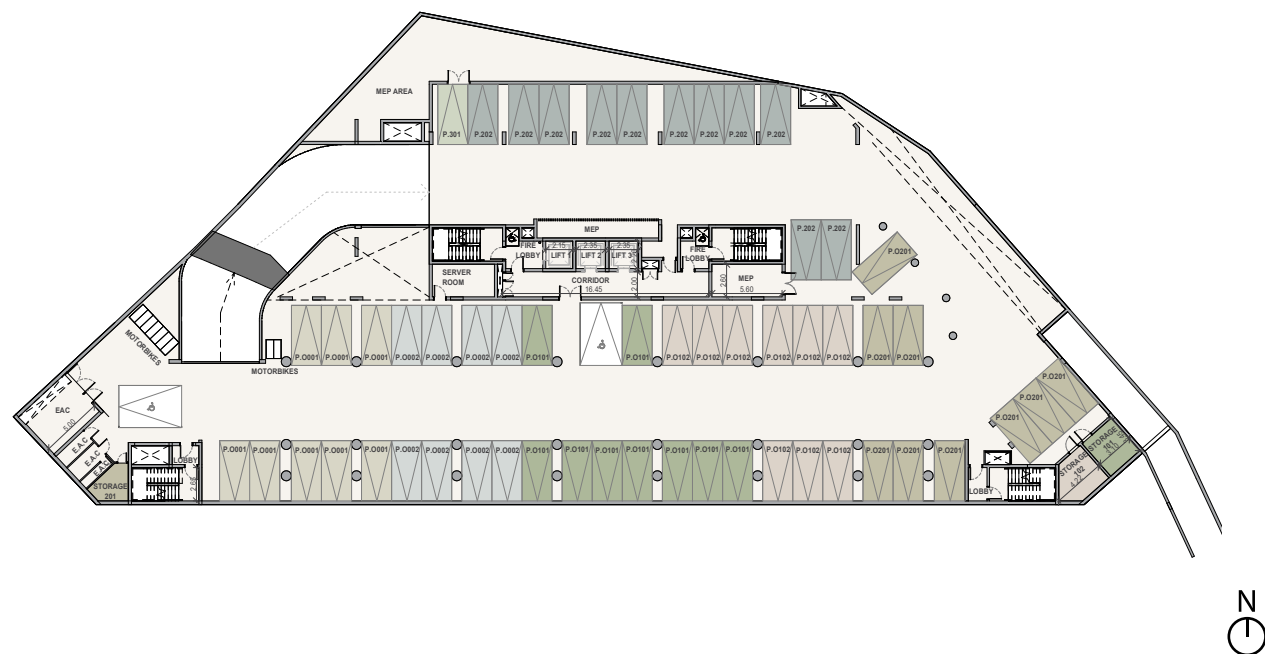
6 th floor	Roof Garden
5 th floor	874.70 – 879.30 m ²
4 th floor	530.40 – 531.904 m ²
3 rd floor	530.40 – 531.904 m ²
2 nd floor	530.40 – 531.904 m ²
1 st floor	530.40 – 531.904 m ²
mezzanine	116.40 – 119.20 m ²
ground floor	232.50 – 238.00 m ²



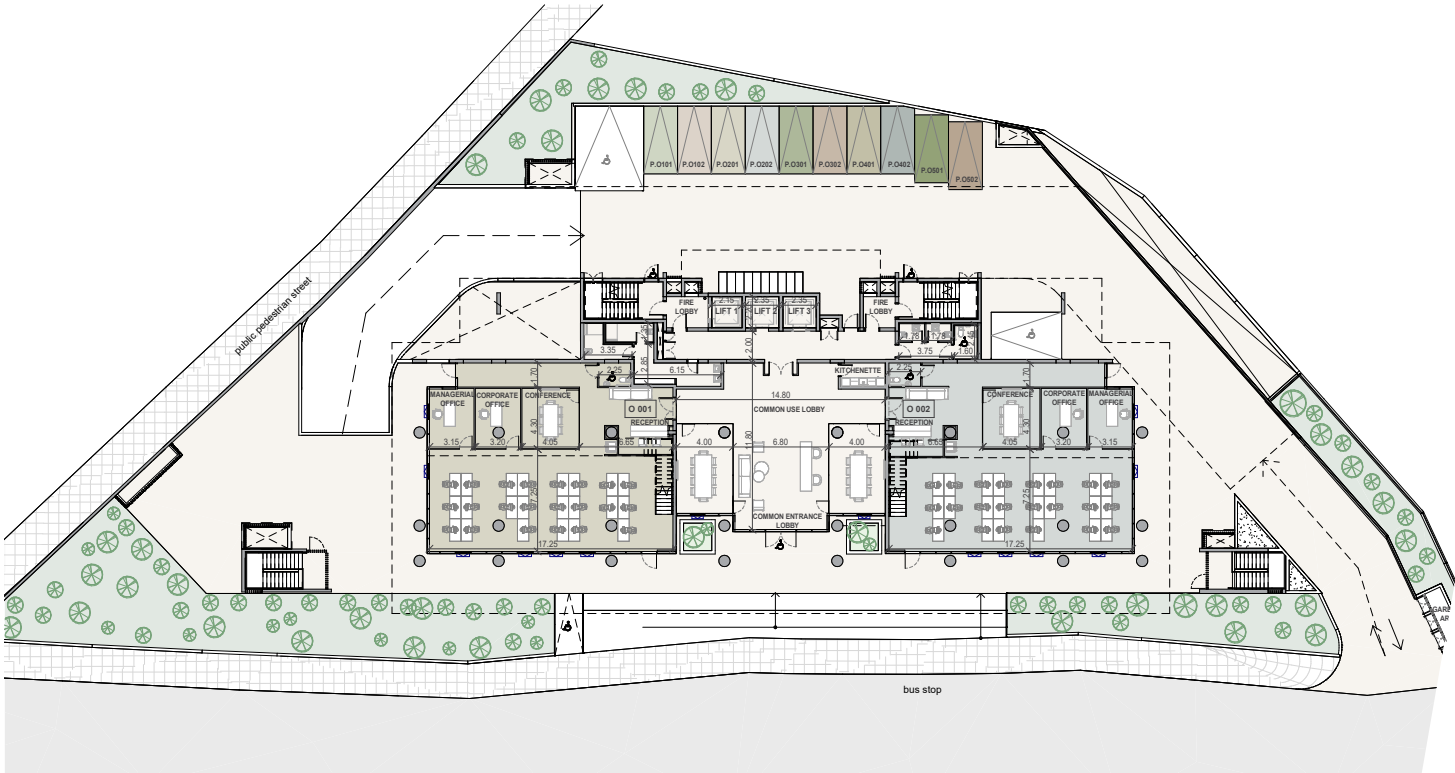
parking level 2



parking level 1



ground floor

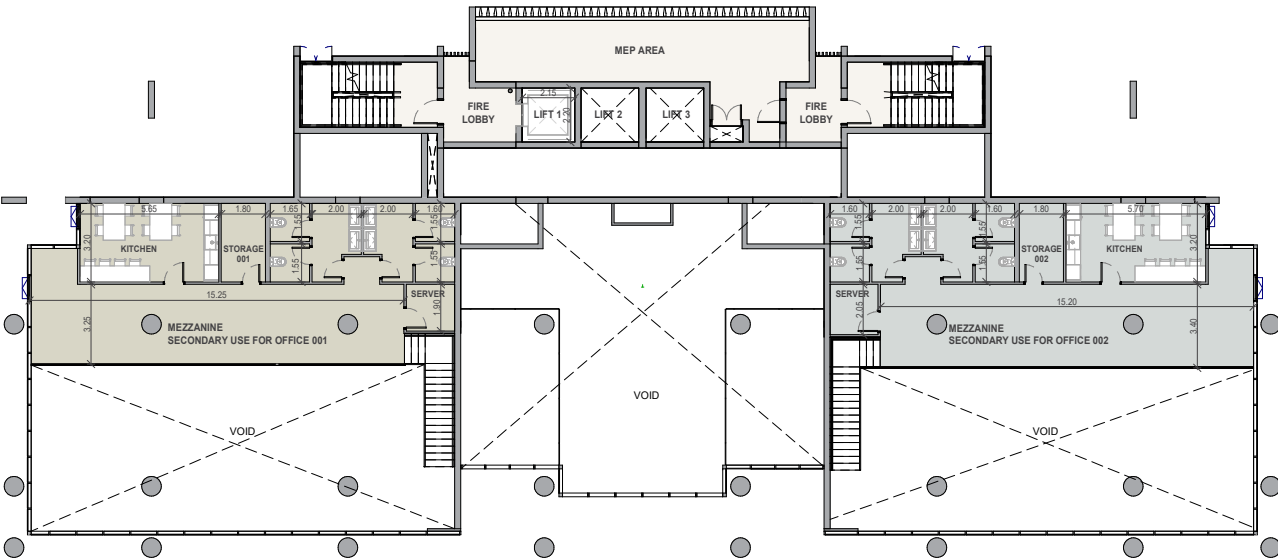


UNIT NO **A001**
348.90 m²
total area

A002
357.20 m²
total area



mezzanine



UNIT NO **A001**
mezzanine
116.40 m²
total area

A002
mezzanine
119.20 m²
total area



typical floor plan



UNIT NO	A101 530.40 m ² total area	A201 530.40 m ² total area	A301 530.40 m ² total area	A401 530.40 m ² total area	A501 874.70 m ² total area
	A102 531.90 m ² total area	A202 531.90 m ² total area	A302 531.90 m ² total area	A401 531.90 m ² total area	A501 879.30 m ² total area





signature finishes

shell & core

Design your future workspace according to your needs and vision.

common areas

- Ceramic tile walls and floors in the restrooms
- Ceramic tile floors in the common areas and verandas
- High-standard sanitary ware from European brands in common areas and restrooms
- Plumbing drainage, with hot and cold water in high-pressure pipes and an instant heater included
- High-standard switches, sockets, and other electrical accessories from European brands in the common areas and restrooms
- No loose furniture is included
- Keypad intercom at the lobby main entrance door

offices

- Shell & core finishings of the office spaces
- Thermal aluminum doors and window frames with double glazing
- Provisions for plumbing drainage
- Provisions for sanitary ware
- No loose furniture is included
- Provisions for A/C in every office
- Provisions for electrical installations and lighting fittings

* All 3D images and photographs consist of indicative information and the project can differ insignificantly from the displayed images. Furniture and interior items are extras. The type of materials and colors used in the finishes may vary from the displayed images and text





