



# RON KARP REALTY LTD.

REAL ESTATE AGENTS

Dacia, Golf Club Road  
Rockley, Christ Church  
Tel: (246) 436 7440  
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karpreal@karpreal.com  
www.karpreal.com



## "Aberdare - Level 2 Office..."

Christ Church, Vauxhall

US \$8,856/mth.

Ref: 2402413

### Key Features

- A/C Throughout
- Desirable Location
- Open Plan
- Security System
- Suitable for Conversion / Re-development
- Unfurnished





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A expansive bare office space, encompassing approximately 3,729 sq. ft. situated within the prestigious Aberdare Office Complex. This space offers complete flexibility for customization in both layout and finishes, allowing your organization to create an environment that aligns perfectly with its unique needs. As a part of a distinguished 5-star building, this office space boasts contemporary finishes and state-of-the-art facilities designed to enhance productivity and comfort. Features include:

- Elevator Access & Wheelchair Accessibility: Ensuring ease of movement for all employees and visitors.
- Interior and Exterior Parking: Ample parking availability for both staff and guests.
- Smart Security & Automation: Advanced security systems and automation technology for a safe and convenient work environment.
- Energy Efficiency: Designed with sustainability in mind, contributing to reduced operational costs and a positive environmental impact.

In addition to the outstanding workspace, tenants will enjoy exclusive access to a rooftop kitchen and lounge, perfect for staff gatherings and private events. This vibrant space includes well-appointed bathrooms and opens onto a spacious patio, providing breathtaking panoramic views of the stunning south coast of the island. Rent is subject to VAT

|                                          |              |                 |
|------------------------------------------|--------------|-----------------|
| For Rent                                 | Type: Office | A/C Throughout  |
| Desirable Location                       | Open Plan    | Security System |
| Suitable for Conversion / Re-development | Unfurnished  | Elevator        |
| Floor Area : 3729 SQ. FT.                |              |                 |