



## Ready to move into Office for sale in St Julians



### Agent Info

Name: ArKadia  
Company Name:  
Country: United Kingdom  
Phone:  
Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Listing details

Property for: Sale  
Price: EUR 340,000

### Location

Country: Malta  
Posted: May 01, 2024

#### Description:

Office space for sale in St Julians situated just off a main road and minutes by walk to Balluta. This premium office features

Welcome Reception area

Open space

Kitchenette WC facility

Fully furnished

Private entrance with large aperture overlooking the street

This office space for sale in St Julians is ideal for a business with 10 to 15 employees looking to move to a prime location or as a rental investment with a 5% return yearly.

Contact us today to book your viewing

St. Julians is a popular tourist destination on the east coast of the Mediterranean island of Malta located close to Sliema Msida and Gzira and is one of the busiest commercial and urban hubs in Malta. It is known for its vibrant nightlife with numerous bars clubs and restaurants lining the streets. St. Julians also offers a variety of water sports activities and is home to several beaches including St. George's Bay and Balluta Bay. The current population count is around 13 792 residents. This town is particularly attractive for English speakers and is one of the most favored cities by expats in Malta.

This seaside town is one of the most prestigious places to set up your business quarters in Malta. The iGaming aviation banking payment employment and technology sectors are drawn to this region.

On average office rent in St Julians is 300 per square metre per year.

Distance from key locations Malta International Airport 6 km.

Valletta 2.6 km.

Gozo Ferry Cirkewwa 17 km.

Central Business District Mriehel 3.2 km.



Find all available offices in St Julians or contact Office Market for personal assistance.

Air Conditioning

Fully Furnished

Ground Floor

Open Space

Private Entrance

Raised Flooring

View Building

## **Common**

Finished sq. ft.: 113 sq m

## **Lease terms**

Date Available:

## **Additional information**

Website URL: [http://www.arkadia.com/GSAZ-T1305/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/GSAZ-T1305/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Contact information**

IMLIX ID: mt49641833

