

FOR SALE

\$ 470,000.00 USD

[Panama - Panamá](#)

[Panama - Costa del Este](#)

[Listing ID: 002391912049](#)

Discover an exceptional investment opportunity in the heart of Costa del Este's Financial Park, the bustling epicenter and multinational headquarters of Panama. This beautiful and modern office space spans 138 square meters, fully finished and tastefully furnished. Currently, it is leased to a reputable company with a solid 2-year agreement in place. This property offers savvy investors a remarkable chance to secure a triple cap rate of 7%, making it a strategic addition to your real estate portfolio. Don't miss out on this high-yield opportunity to grow your investment portfolio in a thriving business district that hosts numerous multinational corporations, such as Microsoft, Procter & Gamble, Nestlé, Adidas, Heineken, DHL and Pfizer. Why buying real estate with tenants ? Immediate Income: When you buy real estate with existing leases, you start generating rental income from day one. This can provide a steady cash flow without the need to search for tenants. Reduced Risk: You can assess the reliability of existing tenants and their rental history. This reduces the risk associated with vacancies



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RE/MAX LIFE

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Each office is independently owned and operated