

Office Space in Mriehel



Mriehel, Central



€255

Reference No: 240491011-607

 Total Rooms: **0**

 Floor Area (m²) : **275**

 Bathrooms: **0**

 Bedrooms: **0**

Office Space - For Rent - Mriehel

CENTRAL BUSINESS DISTRICT - OFFICE DEVELOPMENT this brand-new, purpose-built luxury office development is strategically located at the heart of Malta's Central Business District, just a short walk from the Malta Financial Services Authority and other key financial and corporate institutions. Positioned within one of Malta's most important commercial zones, the property offers an exceptional address for businesses seeking prestige, accessibility, and a strong professional presence in the island's financial core. The development has been designed to deliver a high-quality, modern working environment, characterised by a light, bright, and airy ambience throughout. Its unique and compelling architectural design combines contemporary aesthetics with functional planning, creating inspiring office spaces that enhance productivity, professionalism, and corporate image. Internally, the office spaces benefit from fully customisable and flexible floor plans, allowing tenants to tailor layouts according to their operational requirements. Whether configured for open-plan workstations, private executive offices, meeting rooms, or collaborative working environments, the design ensures maximum adaptability and efficient use of space, supporting businesses of all sizes and structures. The development is also environmentally friendly, incorporating sustainable design principles that reflect modern standards of energy efficiency and responsible construction. This provides businesses with the opportunity to operate within a forward-thinking and future-ready environment aligned with corporate sustainability goals. A significant advantage of this office development is the inclusion of 7 dedicated car spaces, offering valuable on-site parking in a highly central business location where parking is both limited and in strong demand. This feature adds considerable convenience for employees, clients, and visiting professionals. Flexible lease options are also available, making the development suitable for a wide range of occupiers, from boutique professional firms to established corporate organisations seeking premium headquarters or branch offices within Malta's leading business district. Overall, this development represents a rare opportunity to secure premium office space in a prime central location, combining architectural excellence, flexibility, sustainability, and essential infrastructure to support long-term business growth and success.

Features

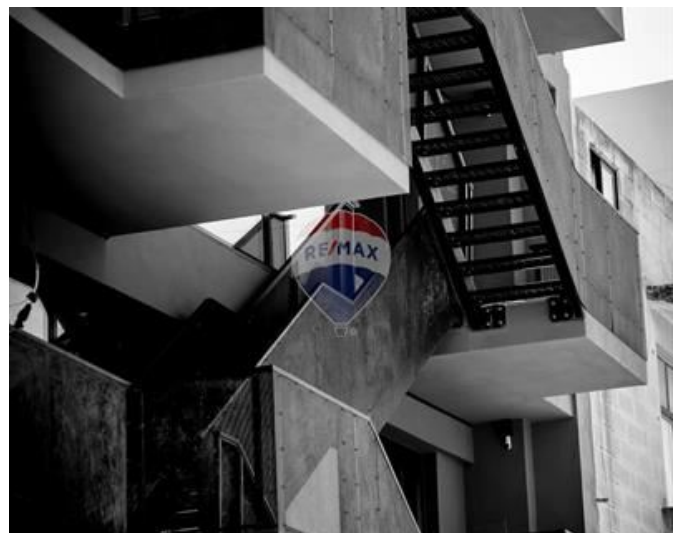
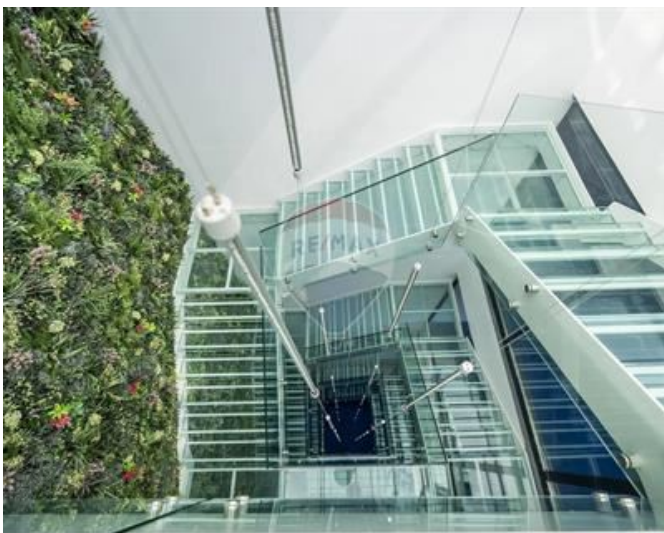
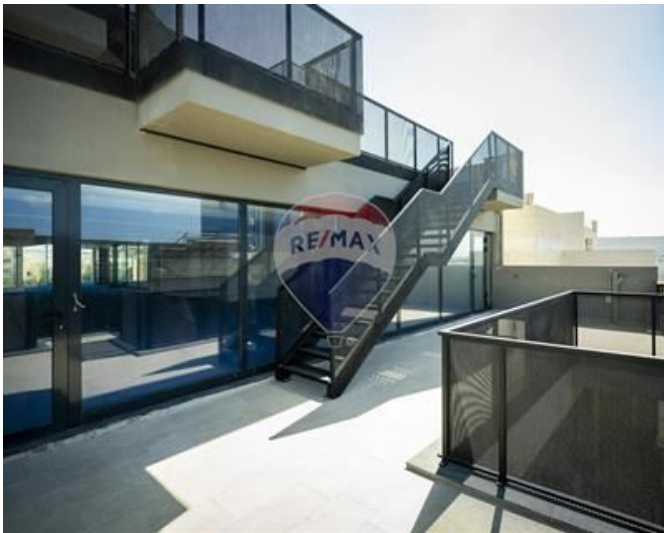
- ✓ Lift
- ✓ Kitchen/Dinette
- ✓ Water Utility
- ✓ Soffit Ceilings
- ✓ PVC Piping
- ✓ A/C
- ✓ Intelligent Lighting
- ✓ Wi-Fi
- ✓ Automatic door
- ✓ Video Hall Porter
- ✓ Electricity Utility
- ✓ Gypsum Plastering
- ✓ 3 Phase Electricity
- ✓ Skirting
- ✓ Home Sound System
- ✓ Fire Safety

- ✓ Raised Floor
- ✓ Passenger Lift
- ✓ Terrace
- ✓ Video Intercom
- ✓ CCTV
- ✓ Server Room
- ✓ Double Glazed
- ✓ Balcony
- ✓ Waste Room
- ✓ Alarm System

Rooms

- ✓ Open Space : 25 x 11 m (275 m2)

Gallery





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