

To Let

Capital Avenue, Riyadh

496 to 16,465 sq m

- Central Pulse Point
- 2,000 Green Areas
- Outdoor Cinema
- GYM
- 8 High Speed Elevators



Location

Connectivity is one of Capital Avenue's strongest assets. The tower benefits from direct access to major arterial roads including King Fahad Road, King Khalid Road, and King Salman Road, ensuring seamless connections throughout the city from every direction. Furthermore, the building's location just 7 minutes from SAB Bank metro station significantly enhances its appeal by providing tenants with excellent public transportation options, supporting sustainable commuting practices and reducing travel times.

Description

The tower enjoys a prime position between the Avenues mall and the New Murabba district, creating a unique advantage for tenants who benefit from immediate access to world-class retail, entertainment, and leisure facilities. This integration provides the ideal work-life balance environment that modern businesses and their employees seek.

Accommodation

A selection of available accommodation. Please contact us based on your individual requirement size to discuss specific availability

Name	sq ft	sq m	Availability
Ground	29,557.70	2,746	Coming Soon
1st	34,132.36	3,171	Coming Soon
2nd	24,821.58	2,306	Coming Soon
3rd	14,219.13	1,321	Coming Soon
4th	9,246.20	859	Coming Soon
5th	8,600.36	799	Coming Soon
6th	8,385.09	779	Coming Soon
7th	8,578.84	797	Coming Soon
8th	5,521.89	513	Coming Soon
9th	7,782.31	723	Coming Soon
10th	7,114.94	661	Coming Soon
11th	7,114.94	661	Coming Soon
12th	6,813.56	633	Coming Soon
13th	5,338.90	496	Coming Soon
Total	177,227.80	16,465	

EPC

This property has been graded as -.

Business Rates

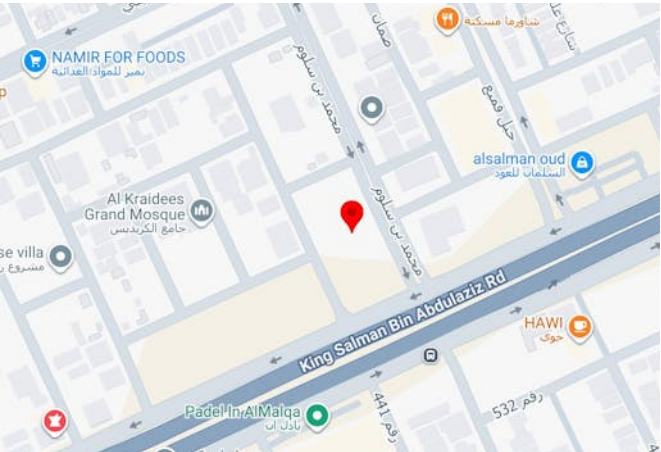
N/A

Service Charge

15%

Estate Charge

n/a



Contacts

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