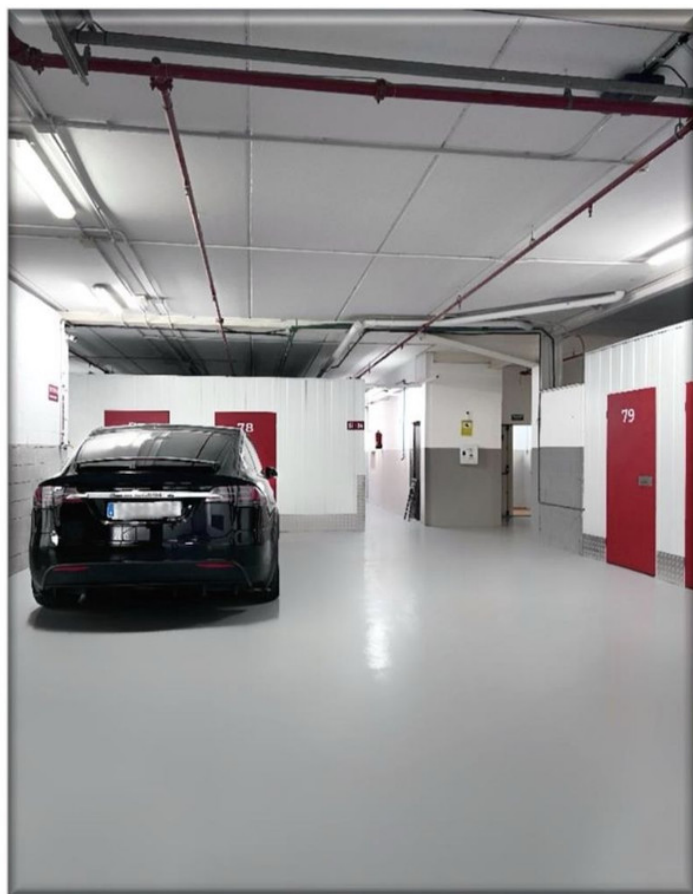


Commercial in San Pedro de Alcántara

Reference: R4826068

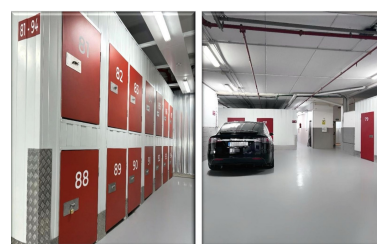
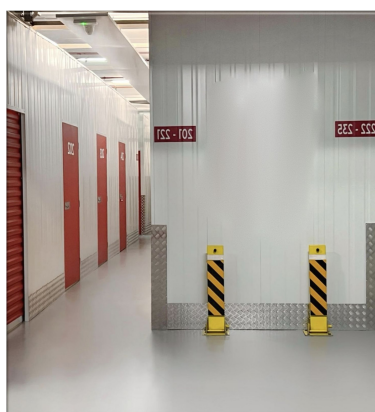
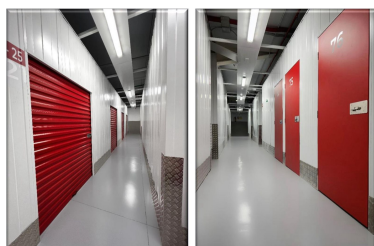


Bedrooms: by request  
Status: Sale

Bathrooms: 1  
Property Type: Commercial  
Parking places: by request

M<sup>2</sup> Build size: 1,720

Price: 3,650,000 €  
M<sup>2</sup> Plot Size:





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Overview: Commercial premises with a working business - storage room rental. There are two commercial spaces: One is 361 m<sup>2</sup> (according to Nota Simple it is 281 m<sup>2</sup> plus another 80 m<sup>2</sup> were also built). On this floor there are 42 storage rooms, ranging in size from 2 m<sup>2</sup> to 9.5 m<sup>2</sup>. The height of this room is 5.60 m, which made it possible to make a second floor, with an area of 235 m<sup>2</sup>. On which it is planned to do another 60 storage rooms, ranging in size from 2 m<sup>2</sup> to 4 m<sup>2</sup> (there is already a construction plan and materials have been purchased). There is a semi-basement with a car entrance, with a total area of 1359 m<sup>2</sup>. On this floor there are 163 storages, ranging in size from 1.2 m<sup>2</sup> to 14 m<sup>2</sup>. The height of this space varies from 3.5 m to 4.5 m. There is an unoccupied area of 96 m<sup>2</sup>, where it is planned to build another 40-60 storage rooms of 2 m<sup>2</sup> each. Currently, 205 storage rooms are in operation and the construction of another 60 storage rooms is planned.

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Features:

Air conditioning, Heating, Alarm system, 24H Security, Parking, Investment, Resale