

## Pantelimon

## Industrial Spaces for Sale

### CARACTERISTICS

- ▶ **AREA:** Pantelimon
- ▶ **Usable surface:** 1302.15 sqm
- ▶ **Land Surface:** 7540.51 sqm
- ▶ **Construction year:** 1997



### DESCRIPTION

The industrial property offered for sale is situated in Pantelimon, having direct access to the Ring Road and to A2 Highway Bucuresti - Constanta and benefits of direct access to buses.

The property is made from:

Total land plot: 7,504.51 sqm

Warehouse built area: 776.95 sqm

Usable area: 720.00 sqm;

Offices: (SB + GF+1F) with an unfolded area of 582.15 sqm;

The warehouse is disposed on the ground floor;

The maximum height is 6.4 m and the minimum is 5.5 m;

380V;

Hydrant system and smoke detectors;

central heating for warehouse and offices;

access door for car: 4.00 x 4.00 m

pedestrian and car access door for 3.00 x 3.00 m

Offices:

SB + GF + 1F

Built area: 194.05 sqm

Unfolded area: 582.15 sqm

Usable area: 516.90 sqm

Semi-basement: 144.92 sqm

Ground floor: 187.36 sqm

1st Floor: 184.62 sqm

- the office spaces are furnished;
- ceramic tiles in toilet;
- aluminum joinery with double glazing;

**1,250,000 EUR + VAT**

**20.86 BITCOIN + VAT**

**435.12 ETHEREUM + VAT**