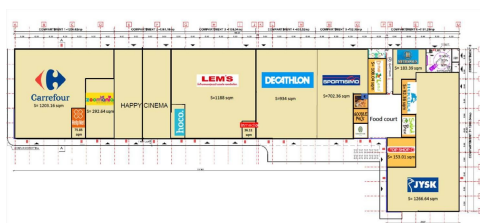


## Bistrita

### CARACTERISTICS

- ▶ **AREA:** Bistrita
- ▶ **Usable surface:** 7360 sqm
- ▶ **Land Surface:** 200000 sqm
- ▶ **Parking places:** 200
- ▶ **Construction year:** 2018



### DESCRIPTION

Opened in: May 2018 (new building)  
 Total GLA = 7,360 sq.m  
 Total land area = 20,000 sq.m  
 Parking places = 200  
 Net income = 600.000Euro/year  
 Space available for rent = 300 sq.m = 100.000Euro/year  
 Yield now = 7,6%  
 Yield (full rented) = 8.2 %  
 Share deal  
 Decathlon, JYSK, SPORTISIMO newly introduced to the city  
 Carrefour Market – anchor tenant  
 Direct access and visibility from E58 European Road  
 Total catchment area of over 300,000 inhabitants within 35 minutes drive.  
 JYSK – 1200 sqm  
 Carrefour Market – 1200 sqm  
 Lem's – 1200 sqm Decathlon – 934 sqm