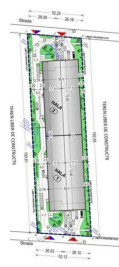
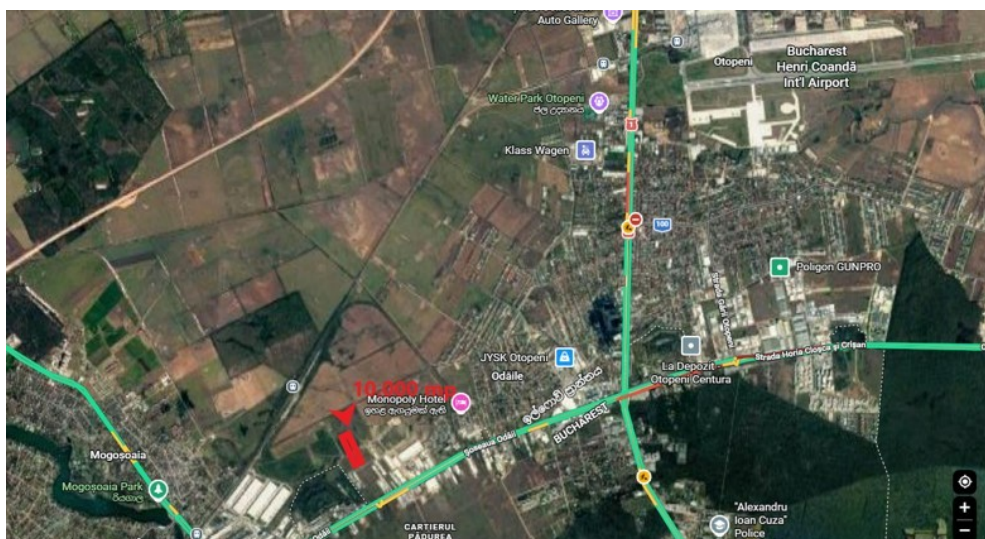


Otopeni

Land for Sale

CARACTERISTICS

- ▶ **AREA:** Otopeni
- ▶ **Usable surface:** 10000 sqm
- ▶ **POT:** 51%
- ▶ **CUT:** 0.56
- ▶ **End-use:** Industrial
- ▶ **Opening:** 52
- ▶ **No. of openings:** 2



DESCRIPTION

The property is located in the Otopeni–Od?i Ring Road area, a continuously developing industrial and logistics hub. In the immediate vicinity, several logistics parks have been developed, including Olimpia Park. The land is situated in the second line from the ring road and can be accessed via two roads branching off from the ring road. The access road has a width of 7 m. The property's location provides easy access to Henri Coand? International Airport and to the main transportation corridors in the area.

Property Details
 Land area: 10,000 sqm
 Dual frontage: 52 m
 Intra-vilan / buildable land
 Access: Direct access from the ring road
 Utilities: Electricity available
 Planning status: The property has a building permit for industrial halls
 Maximum POT (Site Coverage Ratio): 51%
 Maximum CUT (Floor Area Ratio): 0.56
 Maximum building height: 9.7 m
 Permitted use: Industrial / Logistics / Warehousing

Key Advantages
 Strategic location in the northern part of Bucharest
 Close proximity to Henri Coand? International Airport, DN1 and Otopeni
 Well-developed industrial and logistics area
 Favorable urban planning parameters for development

90 EUR sqm + VAT

0.04 ETHEREUM sqm + VAT