SOGIM COMO
via Vittorio Emanuele II,26 - 22100 Como
Phone number 031/8123506

Shed for Sale in Cantù - Via Milano

Sale | Ref. CO25963 | PRICE: € 780.000



950 sq.m

Warehouse with office building for sale in Cantù (CO)
950 sq m warehouse with income-generating offices for sale in Cantù.

We offer for sale in the municipality of Cantù, strategically located near the main communication arteries and in the industrial/commercial area of Cantù connecting to Mariano Comense and Figino Serenza, an industrial warehouse with office building with a total surface area of 950 m2 leased to a serious and reliable tenant, with a profitability of 8%.
The ground floor comprises a total area of approximately 550 square meters, with variable ceiling heights reaching 7.20 meters at its highest point. It includes a 98 square meter warehouse/storage area, a 285 square meter production area, a first section of finely finished offices of 135 square meters, as well as two bathrooms and ancillary rooms. The first floor comprises elegant executive offices with a meeting room totaling 297 square meters, plus a scaffolding level for storage of approximately 76 square meters. The offices are fully equipped with modern and refined finishes, ideal for accommodating staff, hosting business meetings, and for those seeking a high-quality image.
The property is fully equipped with all utilities, including an alarm system, heating and cooling systems, and has two driveways and three pedestrian entrances, ensuring convenient and efficient traffic flow.
The outdoor area is approximately 500 m2.
The unit is in excellent condition, representing a unique opportunity for those seeking high-quality warehouse space combined with modern and functional offices.
Contact us for more information and to schedule a visit.

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Property Informations

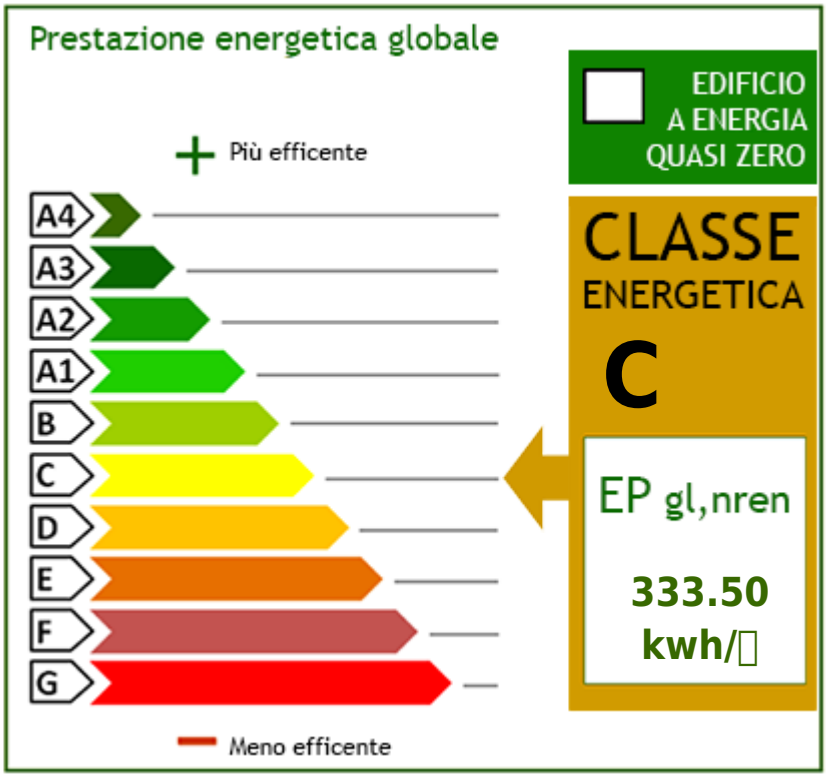
Address: Via Milano	**---> Totale_mq_calpestabili <---**: 940.00
State of Preservation: Excellent	**---> a_reddito <---**: 1
Local processing sq.m.: 455 sq.m	**Warehouse rooms sq.m.**: 150 sq.m
Office sq.m.: 432 sq.m	**Loft sq.m.**: 70 sq.m
Services sq.m.: 25 sq.m	**Courtyard sq.m.**: 500 sq.m

Features

Driving Force	Water for industrial use	Air-Conditioned
Alarm	Goods Lift	

Nearby

Gyms	wellness centres	Football Fields	Fitness Centers
Tennis Courts	Bike Lanes	Playgrounds	Railway Station
Public Transport	Kindergarten	Elementary Schools	Schools
High Schools	Cafe	Post Offices	Shopping Centers
Municipal Offices			



















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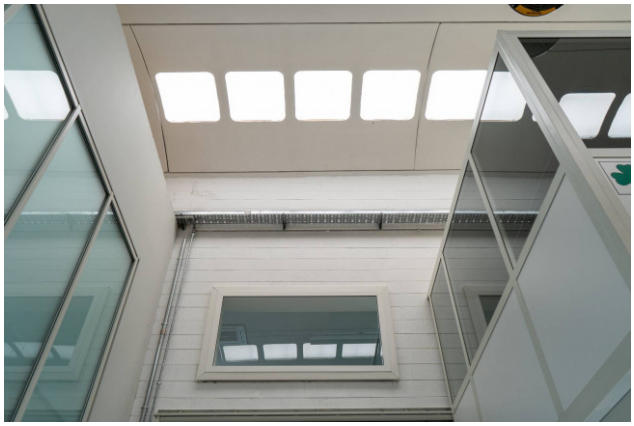




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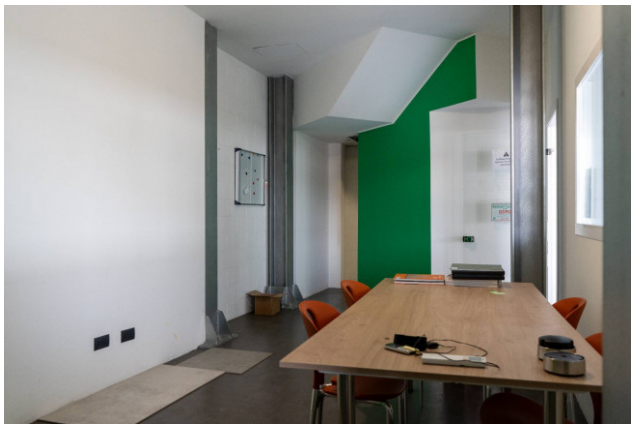








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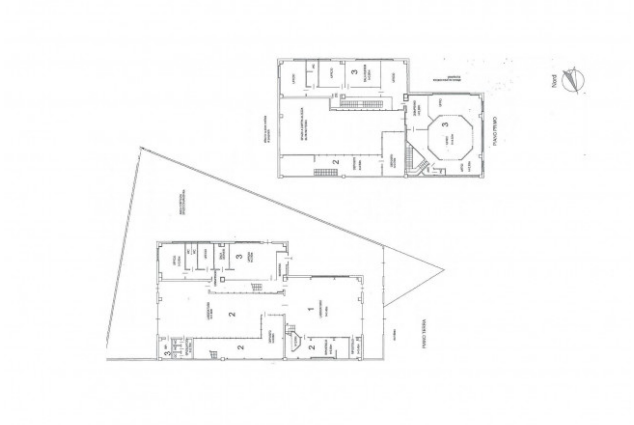
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