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

commercial property for Sale in CermenateAsnago - Statale Dei Giovi

Sale | Ref. CO26200 | PRICE: € 1.360.000



530 sq.m | Bathrooms: 4 | Rooms: 8

Commercial property with income-generating dwelling for sale in Cermenate (CO)
Commercial property used as a restaurant of approx. 377 sq m with a dwelling of approx. 150 sq m, both with income in Cermenate
We offer for sale in the Municipality of Cermenate, on a busy road and in a strategic position with the main communication arteries leading to Como and Milan, a commercial property used as a restaurant of approx. 377 sq m. rented to a serious and reliable tenant.
The unit consists of a raised floor composed of an open space of approx. 132 m2, a covered terrace of 67 m2, a kitchen of approx. 18 m2 equipped with a small pantry as well as two toilets. The basement, accessible by an external staircase, houses the technical rooms of the property and specifically a storage room of approx. 58 m2, a storage room of approx. 22 m2, a small changing room of approx. 13 m2, the heating plant and a large garage of approx. 46 m2.
The solution is also accompanied by a first floor dwelling consisting of an entrance that opens onto a hallway that leads to the large living room, the first bathroom, the dining room, the eat-in kitchen, also communicating with each other through the balcony that frames the entire floor; a second hallway leads to the sleeping area consisting of three large bedrooms, a bathroom and closet.
The external area of the property of approximately 1,300 m2 is used for parking, with the exception of a small portion of the garden currently equipped with a fence.
The property is complete with all systems, heating, air conditioning system, smoke detectors and video surveillance.
The property represents an excellent investment opportunity as both the commercial and residential portions are leased to reliable tenants.
The localization is purely approximate.
Contact the office for more information and to schedule a visit.

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

Property Informations

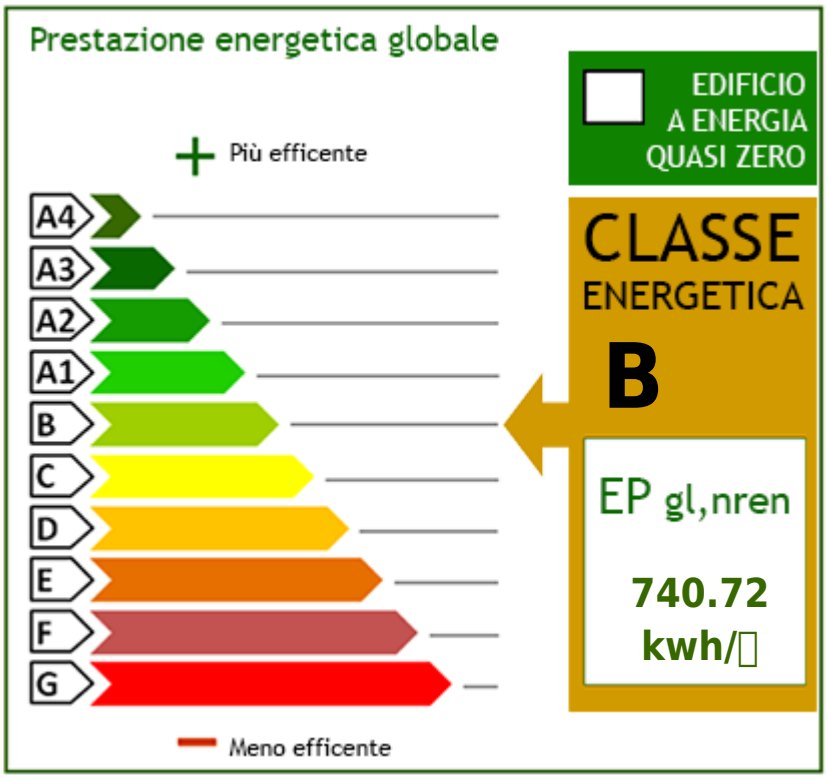
Address: Statale Dei Giovi	**Bathrooms**: 4
Rooms: 8	**State of Preservation**: Good
---> a_reddito <---: 1	**Covered sq.m.**: 500 sq.m
Uncovered sq.m.: 1.300 sq.m	**Number Of Windows**: 2

Features

Air-Conditioned	Antifire	ADSL Coverage
Fastweb Coverage	Bath	

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			



















SOGIM COMO
via Vittorio Emanuele II,26 - Como (CO) - Phone number 031/8123506
como@sogim.it - https://www.sogim.net/en
VAT 02533900961













SOGIM COMO
via Vittorio Emanuele II,26 - Como (CO) - Phone number 031/8123506
como@sogim.it - https://www.sogim.net/en
VAT 02533900961