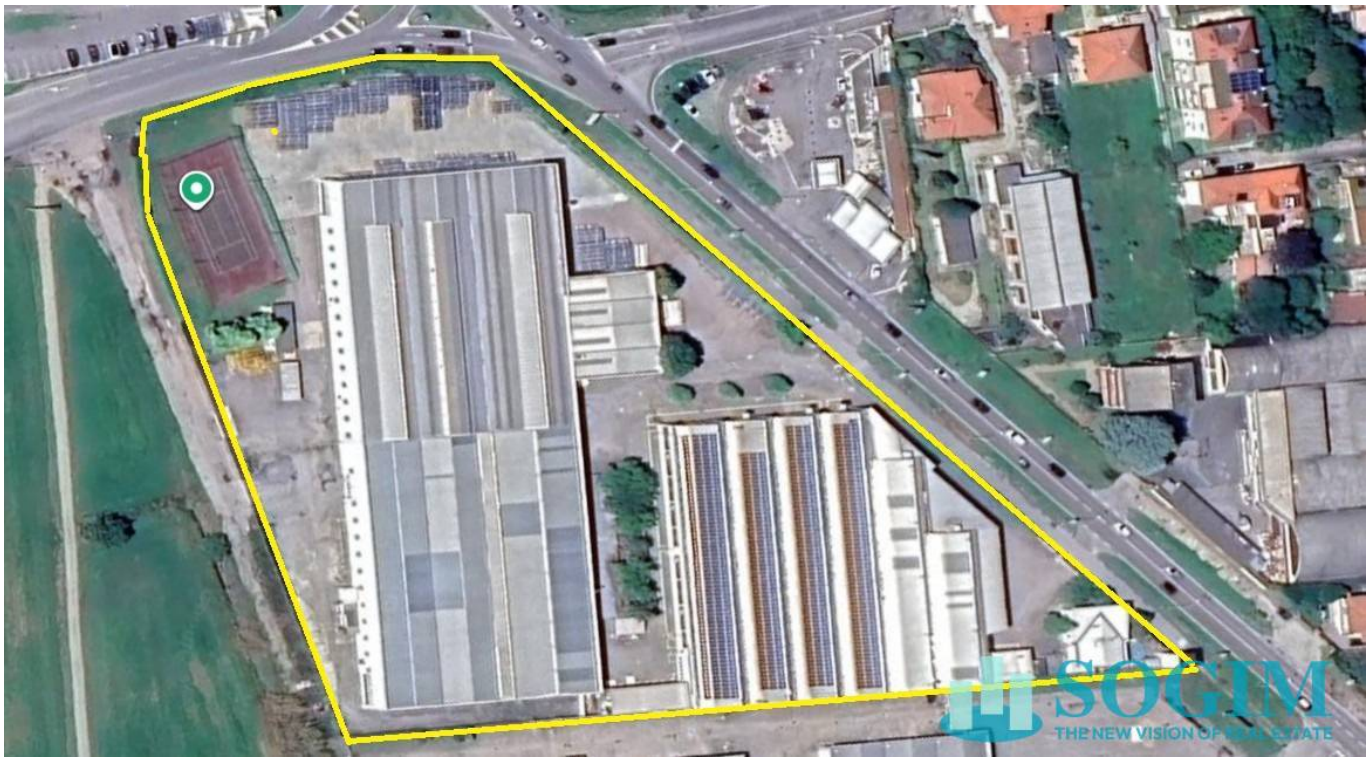
SOGIM srl
Via Margherita De Vizzi Viganò 93/95 - 20092 Cinisello Balsamo
Phone number 026607091

industrial building + office block for Sale in Abbiategrasso - via dante

Sale | Ref. 53807 | PRICE: € 8.900.000



13.000 sq.m

Industrial complex with office building for rent in Abbiategrasso
Industrial/production warehouse with office building, 13,000 sq m caretaker's lodge plus 10,000 sq m outdoor area.

We offer for rent in the municipality of Abbiategrasso, in a strategic location convenient to the SS 494 Vigevanese, an industrial complex consisting of two adjacent buildings, at varying heights, measuring approximately 5,200 and 7,500 square meters. The first comprises six bays totaling approximately 4,350 square meters, with an internal height of 7.10 meters under the tie beams. It also includes a service building, changing rooms, showers, and a refreshment area. The office building, approximately 700 square meters in total, is located at the front and is arranged over two levels. It has a separate entrance, is in good condition, and is fully serviced. The property is complete with electrical systems, LED lighting, heating, cooling, and a compressed air system. The second, adjacent building, approximately 7,330 square meters, is equipped with shelves and is divided into four bays. The internal usable height is 8.90 m (7.40 m under the beam) and it features men's and women's restrooms, changing rooms, showers, and a dining hall. Offices are spread over two levels with an elevator and a stairwell of approximately 170 sq m. A large fenced and partially paved outdoor area of approximately 10,000 sq m features four electrified driveways. The building features nine flush doors, 13 overhead cranes, a medium-voltage transformer substation, and a caretaker's residence of approximately 170 sq m. Easy access and vehicle movement make it ideal for both production and storage. Available soon.

Certification

Energy Class: G

Property Informations

Address: via dante	**State of Preservation**: Excellent
Local processing sq.m.: 12.000 sq.m	**Office sq.m.**: 1.000 sq.m
Canopy sq.m.: 120 sq.m	**Uncovered area sq.m.**: 10.000 sq.m

Features

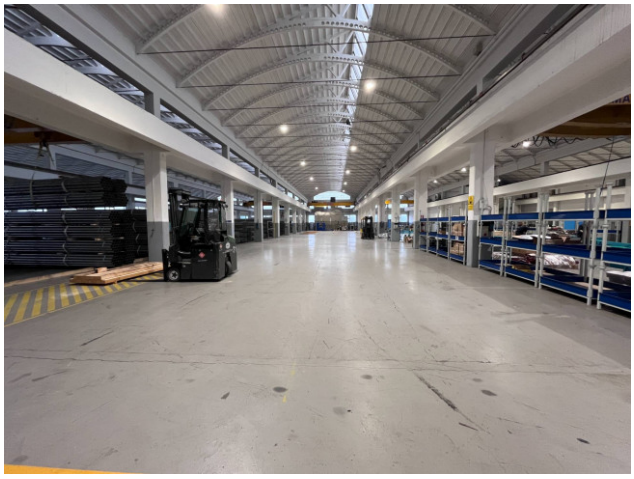
Driving Force	Water for industrial use	Air-Conditioned
Alarm		

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 srl
Via Margherita De Vizzi Viganò 93/95 - Cinisello Balsamo (MI) - Phone number 026607091
richieste@sogim.net - https://www.sogim.net/en
VAT 02533900961

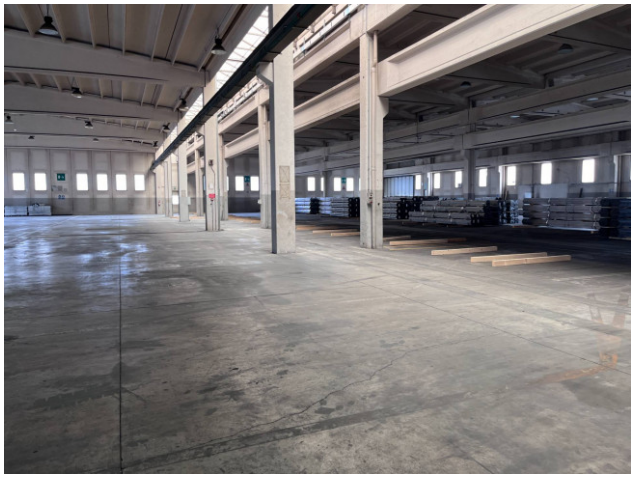














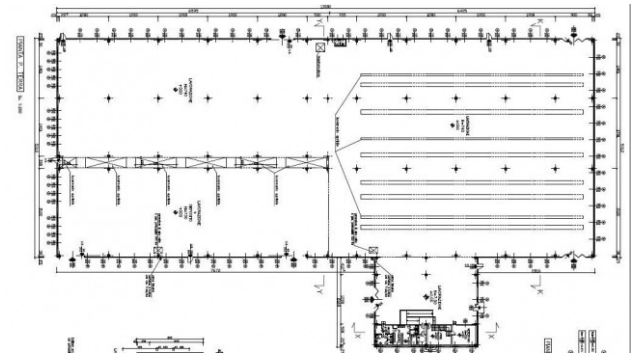


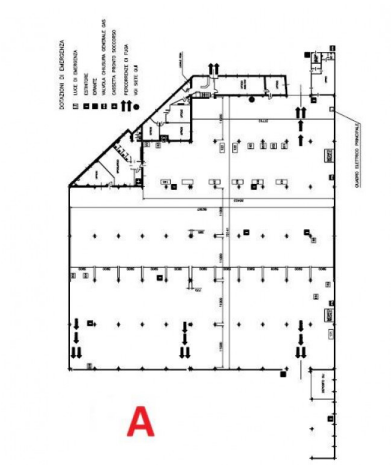
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