

Shed for Sale in Oltrona di San Mamette - Via Provinciale, 3

Sale

Ref. CO4427

PRICE: € 2.300.000
negotiable**8.085 sq.m****Warehouse for sale in Oltrona di San Mamette (CO)**9,225 sq m warehouse for sale in Oltrona di San Mamette

We offer for sale in the municipality of Oltrona di San Mamette, in a production area close to the SP24 provincial road and in a strategic position with the main artery connecting the Milanese and Swiss territories, the A/9 Milan-Chiasso motorway, Villa Guardia exit, which is approximately 6.00 km away, an industrial warehouse of 9,225 m2 in need of renovation.

The property, registered as D/1, covers a surface area of varying heights, specifically 4,697 m2 with a height under beam of 7.00 m, while the remaining 3,388 m2 have a height under beam of 4.75 m. The covered space also includes an additional 1,140 m2 office space.

This generously sized solution requires significant internal and external redevelopment.

The property includes an 8,590 m2 asphalted outdoor area and a private Enel cabin.

The building complex lacks any useful facilities.

The current PGT (Public Property Regulation) provides for a building index of 1m2/1m2 with a coverage ratio (Rc) of 60%, making the area also interesting for a real estate transaction.

Contact the office for more information and to schedule a viewing.

Certification

Energy Class: not applicable

Property Informations

Address: Via Provinciale, 3

Zip Code: 22070

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State of Preservation: To be Restored

Local processing sq.m.: 8.085 sq.m

Office sq.m.: 1.140 sq.m

Covered area sq.m.: 9.225 sq.m

Uncovered area sq.m.: 8.591 sq.m

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			





