

Modern new building project! Commercial space with office rooms in a convenient location

07500 Manacor (Spanien), Verkaufsfläche - for rent

CCC-Ref.: B-0091-M



Total surface area approx.: 1,700 m² - Net rent: 10,000.00 EUR



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CCC-Ref.	B-0091-M
Types of properties	Einzelhandel, Verkaufsfläche
Address	07500 Manacor Mallorca Spanien
Floors in the house	2
Total surface area approx.	1,700 m ²
Retail space approx.	500 m ²
Main energy source	Electricity
Year of construction	2021
State	First occupancy
Available from	by arrangement
furnished	no
Area	Local situation
Surroundings	Bus, Shopping facilities, Hospital
Equipment / Characteristics	Air-conditioned, Rampe
Tenant's commission (Commercial)	When a contract is signed, the commission is paid by the vendor
Deposit	2 monthly rents
Net rent	10,000.00 EUR

Object description

In a well-known commercial area in Manacor, on a plot of approx. 850 m², a new, modern commercial property is to be built in the course of this year. With very good connections to the centre as well as to the motorways, this is the ideal opportunity for you to open a business. The project envisages a total sales area of approx. 500 m². Office space of approx. 170 m² is planned on the upper floor in a kind of gallery. In addition, there are two storage rooms on the sales level, a small delivery hall with ramp and two customer/staff toilets. On the gallery you will find a storage room and a toilet in addition to the offices. The project provides for an underground garage with numerous customer parking spaces. An integrated air-conditioning system, which is operated via heat pump technology, ensures a pleasant climate in the interior.

The property is also for sale. Please take a look at the offer on our website under reference number B-0091.

Equipment

Construction project for 2021; start of construction in summer 2021; air conditioning via heat pump technology; maximum exhibition/shop area approx. 500 m²; offices in gallery on upper floor; customer and staff toilets; storage rooms; small delivery hall; underground car park with customer parking spaces.

Other

Additional information:

The tenant pays additionally to the rent, electricity and water consumption as well as waste fees and property tax.

Conditions and liability clause:

We will give the definite address only by viewing the real estate. Thank you for your understanding

The property can be visited by appointment

Phone: +34 971 566 178

Mob: +34 682 755 801 (also WhatsApp)

E-mail: contact@ccc-real-estate.com

Office opening hours:

Monday - Thursday: 10:00 - 18:30

Friday: 10:00 - 17:00

Appointments outside the opening hours upon previous arrangement.

Further interesting offers at www.ccc-real-estate.com

These details are based on information provided by the owner/property developer. Canaima Concept & Consulting, S.L. (CCC REAL ESTATE) does not guarantee the completeness, accuracy and timeliness of this information. Subject to error and prior rental.

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Energy certificate

Energy certificate

Not required



Location

With about 42,000 inhabitants, Manacor is the second largest city on the island and the economic centre of the northeast. The industrial and service sectors in particular have developed strongly in recent years and are becoming increasingly important for investors and traders. Manacor has a wide catchment area and travellers also enjoy the large variety of supermarkets as well as furniture and clothing shops. The property is located on a well frequented main road with good access. You can reach the capital Palma in about 30 minutes by car.



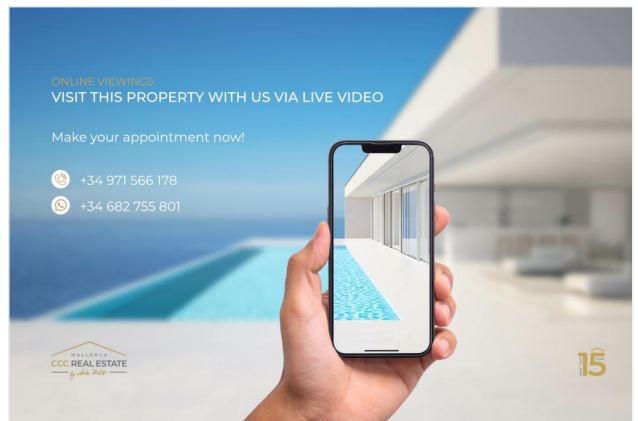
Front view



Modern new construction



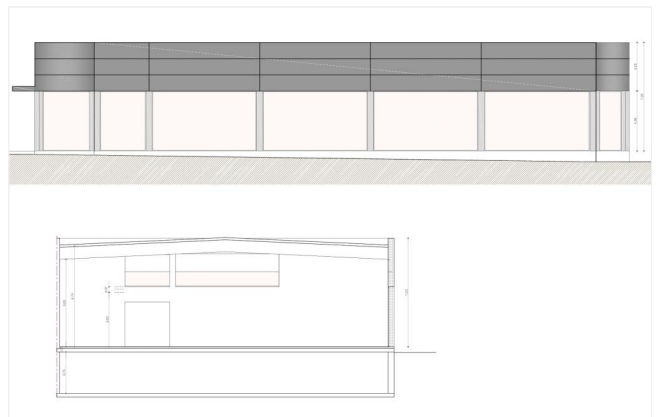
Side view with glass front



Online viewing

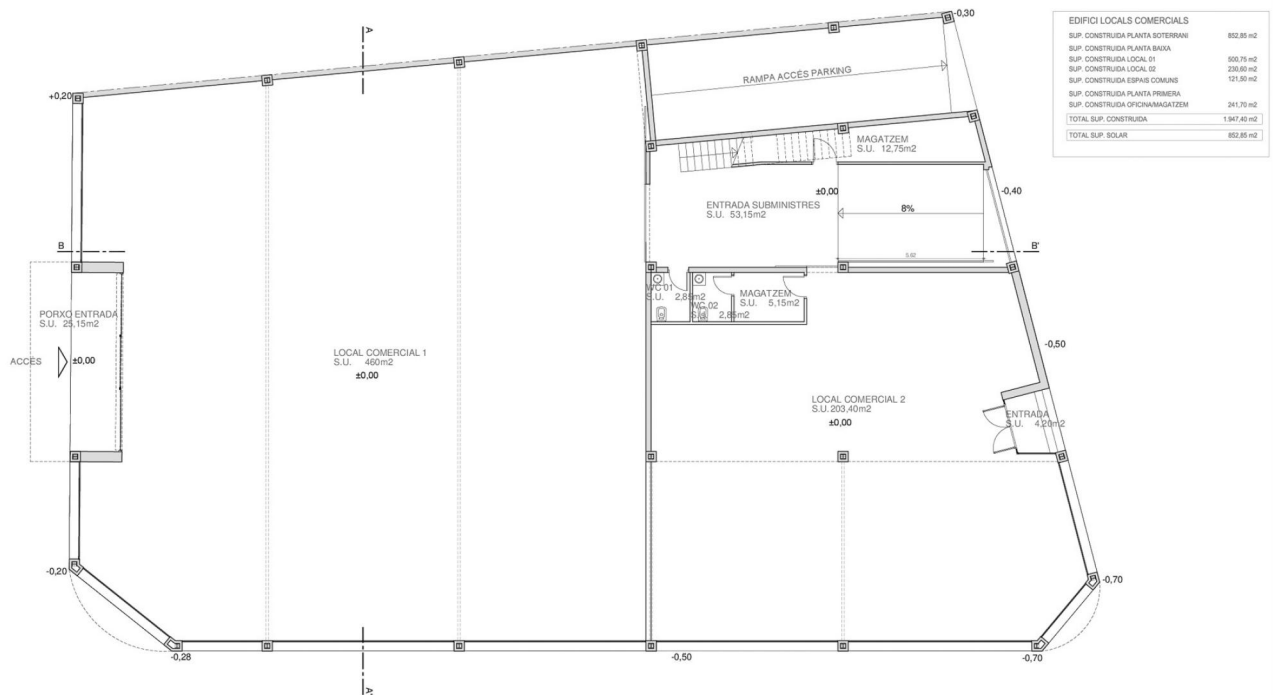


Front and rear view



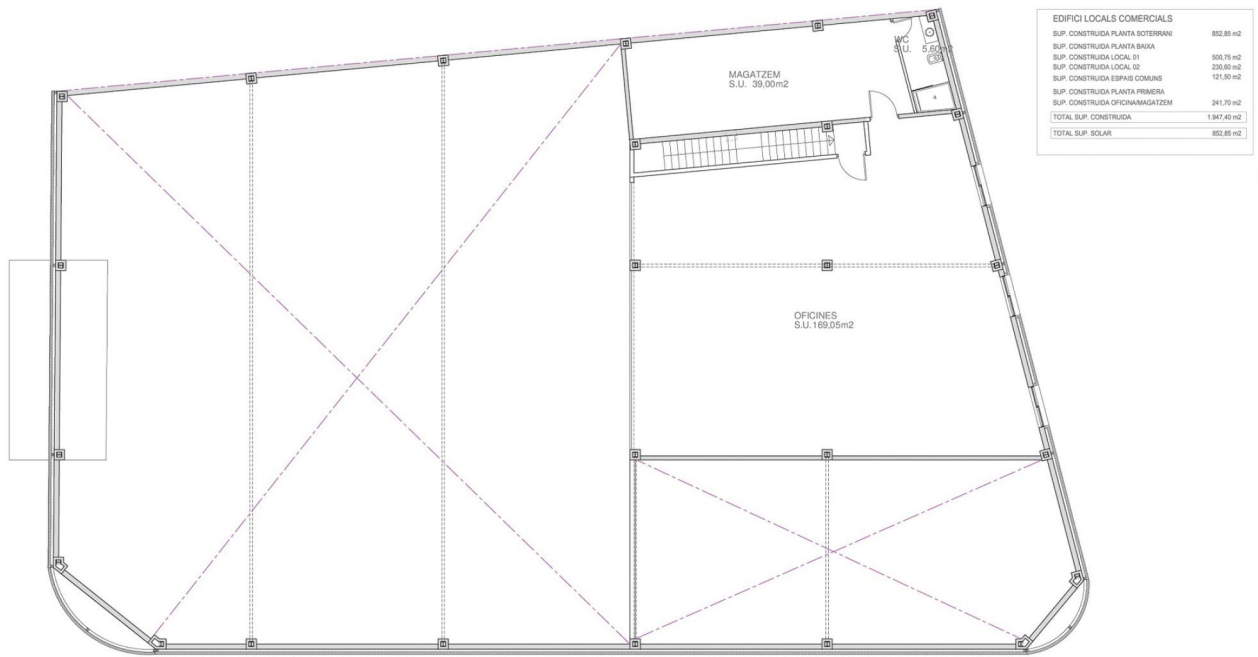
Side view

Ground floor plan with delivery access



A30-42

Floor plan gallery (upper floor) offices



A30-42

Floor plan underground parking space

