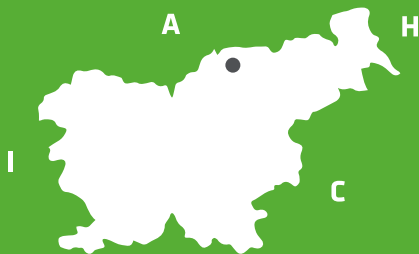


Real Estate

Large business complex in Slovenj Gradec

LOCATION

Slovenj Gradec
Slovenia



SECTOR

Real Estate

CONTACT

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Large business complex in Slovenj Gradec

A large commercial building is for sale in the immediate vicinity of the town centre of Slovenj Gradec, in an extremely favourable and accessible position.

The building was built in 2000 and completely renovated in 2018.

The building is located in a business zone and is situated between a shopping centre, a school centre and a hospital and offers an exceptional business opportunity for retail, manufacturing or service activities.

The business complex with a net floor area of 2,056 m² consists of three connected units, namely a sales and office building, a part with an auto repair shop and a warehouse, and a covered carport with a hand car wash.

On the ground floor of the building, the sales and business part of the P+1 floor comprises a salon, sanitary facilities. There is a large spacious office with a gallery and a kitchen on the mezzanine floor.

On the first floor there is an additional salon, sanitary facilities, a room intended as a shop and a storage room with a lift.

On the ground floor, the car repair workshop includes a workshop, an office, toilets, storage and a lift.

The carport with a net floor area of 448 m² is an extension of the building, where, in addition to the hand car wash, there is a space for storage or parking.

In addition, the building has a fenced plot of land with an area of 6,243 m², where parking spaces are arranged on a mostly asphalted area.

The salon and adjoining rooms are heated by four natural gas-fired condensing furnaces with a total capacity of approx. 115 kW, via radiators that are partly equipped with thermostatic valves. The workshops are heated via three ceiling radiators, which have an integrated natural gas heater.

The business complex offers exceptional potential and numerous possibilities for use.

Real Estate

Large business complex in Slovenj Gradec

ADVANTAGES

- The building is located in the immediate vicinity of the Slovenj Gradec town centre and in an extremely favourable and accessible position.
- The property is located in a business zone and is situated between a shopping centre, a school centre and a hospital.

PHASE OF THE PROJECT

Ready for sale

ESTIMATED INVESTMENT IN TOTAL

2.690.000 EUR

