

INDUSTRIAL BUILDING FOR SALE

The property consists of: an external area, a four-floor building plus a basement, hosting a telephone exchange, a workshop and offices. The building structure is made of concrete, with a flat accessible roof where an antenna is set.

Surface distribution

Site area Sqm	1.400
Covered surface Sqm	339
Built area Sqm	1.138

Warehouse	21
Offices	118
Plant	522
Plant rooms	23
Flat roof	259
Common space	195

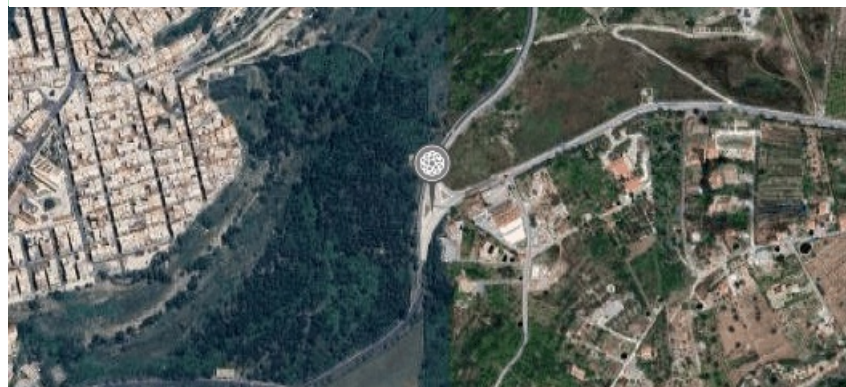
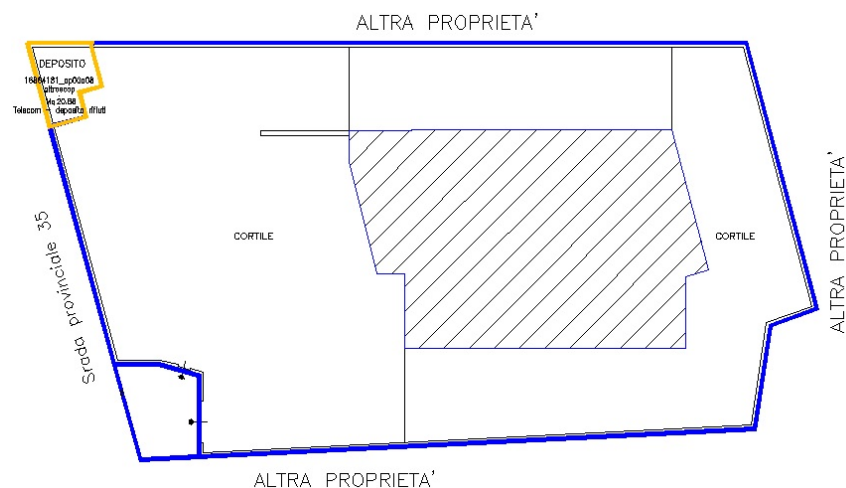


Proposta immobiliare Celtic

Lease agreement

Tenant activity	Monotenant - Telecom
Annual Rent	€ 36.785
Occupancy	100%
Lease length	12+6
Lease start	01/06/2015
Break option	Since expiry date, at any time with 12 months notice
Extraordinary maintenance	Conductor
Guarantees	First demand bank guarantee for one month
Liability insurance	Owner

Planimetry



DISCLAIMER
Le informazioni contenute nel presente documento hanno finalità esclusivamente illustrative per quanto riguarda le caratteristiche generali del progetto. Il presente documento e le informazioni in esso contenute non rappresentano un'offerta o un contratto, né vanno interpretati come tali. In caso di discrepanze tra le informazioni contenute nel presente documento e le condizioni di vendita o di locazione, prevaleggiano le seconde.



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Celtic real estate proposal