



**Retail for Sale**

barros arana y jose belloni Montevideo, Flor de Maroñas, 1111



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**Sale: 670,000 USD**

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**Property type: Locale**

**Operation: Sale**

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- **Land:** 2,900.0 sqm
  - **Building:** 1,900.0 sqm
  - **Bedrooms:** 2
  - **Bathrooms:** 2
  - **Stories:** 1
  - **Land:** regular
  - **Condition:** Very good
  - **Construction Quality:** Middle - High
  - **Office area:** 2
  - **environments:** 5

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- |           |           |               |                         |
|-----------|-----------|---------------|-------------------------|
| • Kitchen | • Water   | • Electricity | • Internet              |
| • Desk    | • Toilete | • Bright      | • Remodeling year: 2012 |

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**Property status**

State: Very good  
Age: 2000  
Without Mortgage: Yes

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## Description

LARGE WAREHOUSE AND COMMERCIAL OFFICES. RENTED AT 3350 DOLLARS PER MONTH

Property of 2900 square meters in total, 1900 meters built.

The property consists of:

Complete house in front that functions as offices.

Showroom

2 independent offices

2 bathrooms

kitchen

Dining room

Large open annex patio

Everything was recently renovated 8 years ago, with very good taste and high quality materials, floating floors and excellent lighting.

Sheds:

4 sheds of large dimensions and height

With entrance for trucks and forklifts

With side annexes

Locker room:

Men's locker room enabled for 40 people

Women's locker room enabled for 15 people.

Everything regularized and complying with all municipal requirements.

For your greater security

Alarm with response

Closed TV circuit

Fire alarm.

Perimeter fence

Side walls

Large front gate

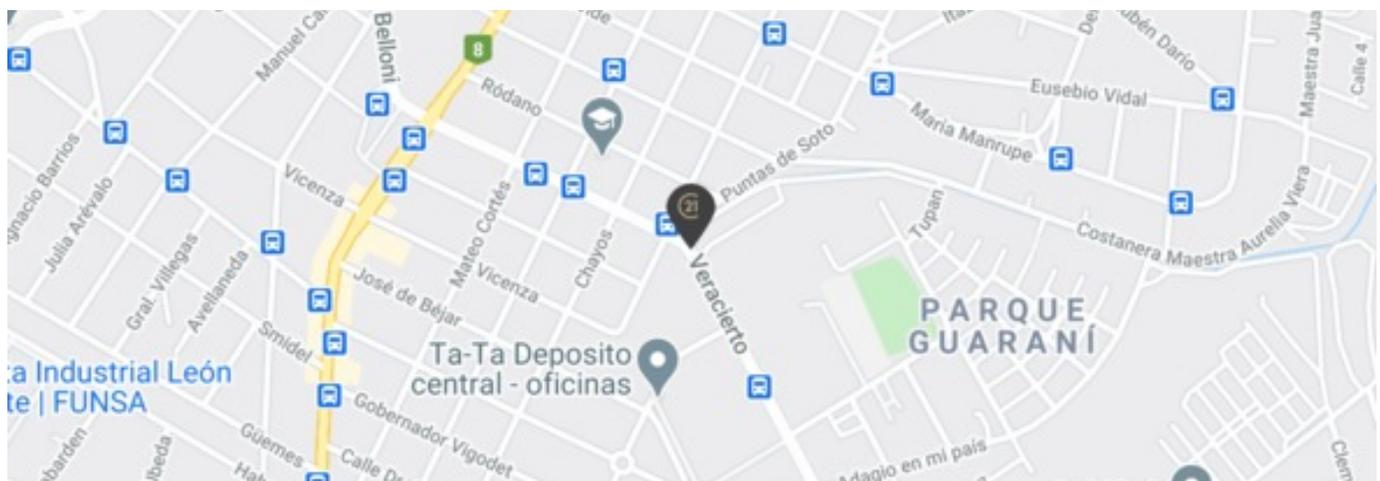
The premises have three-phase and 380 volt electricity.

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## Location

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## References









**FORUM - Av. Prof. Dr. Euclides Peluffo 1649 GSS104, Buceo, Montevideo**  
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Property subject to availability.

Price subject to change without notice.

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