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Commercial building excellent for long term investments

📍 Banu Manta, Bucharest

Web Reference

#39225



<https://blissimobiliare.ro/en/villa-for-rent-piata-victoriei-bucharest-39225>

Description

Ideal for real estate investment, office building

Excellent real estate investment Bucharest Romania

This new 5 floor building (UG + P + 1 + 2 + 3), neoclassical French style, commercial, 450 sqm usable, with the possibility to change into a Boutique Hotel. Situated in the Piata Victoriei 1 Mai area with a landplot in property with an area of 150 sqm.

- The ground floor and the basement were designed to be used as a cafeteria space, having 3 entrances directly from the street, a courtyard entrance and a 7 meter linear street showcase.
- At the Ground floor and basement: 2-storey café space (135 sqm useful, including the rear hall) . The cafeteria is furnished, usable and equipped with all the existing goods and equipment (as shown in the photos)
- On the 1st floor: an apartment and a studio, 85 sqm and 85 sqm useful
- On the 2nd and 3rd floors: a duplex of 180 sqm spread over 2 floors with a large circular terrace of 45 sqm on the 3rd floor of 180 sqm.





The building is on the corner and has a double opening.

With small modifications you can turn this property into a Boutique Hotel with 12 rooms (over the floors 1, 2 and 3) and restaurant/cafe on the ground floor and basement.

Easy access to Victoria Square Metro, Basarab Metro, Buses and Trams.

Property details	
Useable surface	450m²
Constructed surface	500m²
Kitchens no.	2
Bathrooms no.	5
Building type	Villa
Year built	2015
Balconies no.	14
State	Finished
Total land	200m²
Elevator	No
Parking outside	10
Earthquake risk class	Unclassified

Amenities

- Furnished (Willing to take out)
- Building heating
- Suitable for office
- Air conditioning

Location



Photos

