

Commercial Property for rent in Catania (CT)

€ 3.500

Ref. 250



480 sq.m. | Bathrooms: 1 | Rooms: 3

COMMERCIAL PREMISES TO LEASE IN THE HISTORICAL CENTER OF CATANIA

Two street lights, 480 SQM, two levels.

Cadastral category C2 (warehouse) but convertible to commercial category.

Located in Catania in via Manzoni 94/96

Contact Expertise Re on 095 8997334 or write on whatsapp on 353 4336649.
Advertisement reference 250

SURFACE AND INTERNAL COMPOSITION.

- Total surface area of approximately 480 m2 divided into two levels:

- Ground floor with a surface area of approximately 280 m2.

It consists of three rooms and a bathroom with dressing room.

It has double views, both onto Via Manzoni and the internal courtyard.

EXPERTISE RE SRL

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- Mezzanine floor with a surface area of approximately 200 m2.
Located 2.40 meters from the street level and has a height of 2.90 metres;
It is well lit and well ventilated thanks to 4 windows overlooking the internal courtyard and the vaulted roofs;
Easily accessible thanks to an iron staircase;
Equipped with railing.

CHARACTERISTICS OF THE PREMISES:

- It is located inside a historic building presumably built in the early 1900s;
- Conditions are poor, renovation work is needed;
- It currently has cadastral category C2 but is convertible to commercial category.

LOCATION:

The property is located in the historic center of Catania, next to the police headquarters and near the prefecture, near Via San Giuliano and Via Etnea, Piazza Università and Piazza Duomo, an area full of commercial activities, bars, restaurants and pubs. The area is well served by public transport, the metro stop is 550 meters away.

WHO WE ARE:

Expertise Re is a real estate agency specialized in the sale and rental of entire buildings, commercial and industrial premises, offices and management buildings.

He also has the skills in the study and analysis of intervention plans aimed at the disposal and redevelopment of properties according to specific needs and objectives.

We believe that only by starting from specific needs can we identify the most suitable real estate investment solutions.

If you want to get to know us better, follow us on LinkedIn: <https://www.linkedin.com/company/expertise-re/>

Certification

Energy Class: G

Features

Code: 250	Reason: Rent
Categoria: Commercial Property	Address: via manzoni, 94
Zip Code: 95121	Municipality: Catania
Total Square Meters: 480 sq.m.	Bathrooms: 1
Rooms: 3	State of Preservation: Middling
Number Of Windows: 2	

Nearby

Public Transport	Elementary Schools
Schools	High Schools
Cafe	Post Offices
Municipal Offices	





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