Building for Sale in Obarrio, 800 m² of Land and 737 m² of Construction

Descripción

Location: Obarrio, Bella Vista, Panama City
Land Area: 800 m²
Construction Area: 737 m²
Zoning: 1ZM6
Property Features:
• 4-level building for commercial and residential use
• Layout designed to generate income from commercial, administrative, and residential activities
• Ground floor with 4 commercial units
• First floor designated for administrative offices
• Second floor with 2 apartments
• Third floor with 2 apartments
• All 4 apartments measure 85 m² each
• Currently generating rental income, with potential for rental income optimization
• Approximate annual gross rental yield of 6.20%
• Significant potential for real estate investment, renovation, and space optimization
• 16 parking spaces
• Year built: 1994

Area Distribution:
• Commercial units: 165 m²
• Apartments: 340 m²
• Administrative offices: 230 m²

Area Features:
• Convenient access to San Francisco, Calle 50, Vía España, and Vía Brasil
• Close to Panama Metro stations
• Near corporate offices, banks, and business centers
• Easy access to restaurants, supermarkets, pharmacies, hotels, and retail establishments
• Established area with commercial, business, and residential activity

Sale Price: $1,200,000

Price per m² of Land: $1,500

ID de Propiedad	EPANJ27.10.26.3
Área de Terreno	800 mt^2
Área de Construcción	737 mt^2
Precio	1,200,000.00
Precio por Área	1,500.00
Estacionamientos	16

Ubicación

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Fotos



























