

## **Commercial premises for sale in Los Pueblos, 292m<sup>2</sup>**

### **Descripción**



Location: Los Pueblos 2000 Shopping Center, Juan Díaz

Total Area: 292 m<sup>2</sup>

Property Features:

- 4 commercial spaces
- Located in a high-traffic shopping plaza
- Excellent visibility and access
- Ideal for investment with immediate income

Space Layout:

- Space 1: 77 m<sup>2</sup> – rented for \$1,600 per month
- Space 2: 62 m<sup>2</sup> – rented for \$1,150 per month
- Space 3: 78 m<sup>2</sup> – available (no tenant)
- Space 4: 75 m<sup>2</sup> – rented for \$1,400 per month
- Total Area: 292 m<sup>2</sup>

Current Income:

- Monthly Income: \$4,150
- Potential for increase by renting the available space

Expenses:

- Total Maintenance Fee: \$364 per month

Plaza Amenities:

- High pedestrian and vehicular traffic
- Spacious Parking areas
- Variety of shops and services
- Security and management

Area amenities:

- 4-minute walk from the Cerro Viento Metro station
- Easy access to Vía Domingo Díaz
- Close to shopping centers
- Banks, restaurants, and supermarkets
- Highly commercial area

- Public transportation nearby

Sale price: \$610,000

Price per m<sup>2</sup>: \$2,089

<b>ID de Propiedad</b>	<a href="#">LPANJ10.4.26.2</a>
<b>Área de Terreno</b>	292 mt <sup>2</sup>
<b>Área de Construcción</b>	292 mt <sup>2</sup>
<b>Precio</b>	610,000.00
<b>Precio por Área</b>	2,089.00
<b>Baños</b>	4
<b>Estacionamientos</b>	Uso Comun

## Ubicación



## Agente



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Fotos



















