

Warehouse for sale in Las Mañanitas, Dos Caminos Logistics Center, 912m2

Descripción



Location: Vía 24 de Diciembre, 100 meters from the Mañanitas intersection, 1.5 km from the junction of Corredor Norte and Corredor Sur, near the Terpel gas stations.

Footage: 912m2

Description:

- Zoning: MP-C2 (Wholesale and retail commercial and service activities).
- It has 3 levels with a functional and modern design.
- Mezzanine 83m2.
- Office 102m2.
- Free warehouse space 727m2.
- Roller door.
- 1 ramp for containers and 1 for light cargo.
- 2 bathrooms.
- 6 parking spaces.
- Maintenance \$0.50/m2.
- Maximum height 13 meters.
- Built with a bolted steel structure, the gallery has translucent panels for natural lighting, wall covering with concrete blocks and polyurethane foam panels for thermal insulation.
- Concrete floor designed to resist a maximum of 3000kg/m2.
- Porcelain material floor in the office.
- A roof covering with metal sandwich panels filled with insulating material; of which approximately 7 to 10% of the ceiling area has a transparent panel to provide natural lighting inside the gallery and in turn significant savings in electrical service.

The logistics center has:

- Underground electrical system.
- Potable, sanitary and rainwater water system.
- 24-hour security and surveillance camera system.
- Wastewater treatment plant and fire protection network.
- 24 hour security.
- Wide streets for the movement of 40-foot containers.

Sale Price: \$1,181,000.00

Price per m2: \$1,295.00

ID de Propiedad	GPANS10.7.24.1
Área de Terreno	849 mt ²
Área de Construcción	849 mt ²
Precio	1,100,000.00
Precio por Área	1,295.00
Baños	2
Estacionamientos	6

Ubicación



Agente



Sergio Diaz

[+50766169561 \(Llamar\)](#)

[+50766169561 \(WhatsApp\)](#)

sergio@imperial.com.pa

+50766169561

+5073965060

Fotos











