



**HOLIDAY HOMES
INVESTMENT & RELOCATION**

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BulgarianPropertiesAgency
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Business in Stara Zagora

Price € 20 257

Location: Stara Zagora, m-t Golesh

For rent

Type of property: Storehouse, Logistic centre,
Factory & Industrial, Production space, Business,
Land

Area features : In town. , Near highway, Near
balneological resort, In town

Area: 22447.00 m2

Garden: 40513.00 m2

Condition: read text

Authorised agency



Responsible agent



Sergey Pelovski

Sofia

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For rent - business

Large business property with a very good location in the south central region, in the eastern part of Stara Zagora, Industrial Zone, Golesh district. The property is located 200 meters from the international road E773 (Sofia - Burgas), 15 km from the highway "Trakia" and 4 km from the city center.

Plot of land consisting of 5 plots of land, as follows:

- plot of land with an area of □□31,608 sq.m., with constructed buildings with built-up area: 21,128 sq.m. - main building on one floor with a height of 13 m, and one-storey buildings with an area of □□332 sq.m., 16 sq.m., 149 sq.m., 38 sq.m.;
- plot of land with an area of □□3 177 sq. m., with built buildings with area: 61 sq. m. on the 1st floor and 518 sq. m. on 4 floors;
- plot of land with an area of □□470 sq. m., with a building built, number of floors 2, built-up area 205 sq. m.;
- plot of land with an area of □□1735 sq. m.;

- plot of land with an area of □□3526 sq .m.

There are 8 buildings in the plot. The main building is in good condition and has a massive reinforced concrete structure. The production premises have a useful height of 13 m, excellent floor and walls. The administrative building is in very good condition with a solid reinforced concrete structure. The building for energy production is in excellent condition, solid steel-concrete structure.

Communications are available next to the property:

- The approach to the property is carried out on an asphalt road on streets from north, south, east, as access to trucks, heavy equipment and vehicles is possible.
- The property faces streets in three directions, with a total length of 550 m, which provides many opportunities for building additional approaches to the property.
- The electricity supply is carried out through the network of EVN with the opening of a separate account, next to the property there is a distribution network of the energy supplier. There is also an option to buy a neighboring property with an existing substation in it.
- Water supply.
- Sewerage system.
- There is an existing gas pipeline next to the property, from which, if desired, a power supply can be made after concluding a contract with the supplier and preparing a project.

The price is excl. VAT.

The excellent location, the convenient access, the large area, and the useful height of the main building, as well as the good flooring make it suitable for any storage and production activity, including storage of various specific goods. The additional buildings provide an opportunity for construction of administrative units, logistics and premises for service personnel to the main activity.

Viewings

We are ready to organize a viewing of this property at a time convenient for you. Please contact the responsible estate agent and inform them when you would like to have viewings arranged. We can also help you with flight tickets and hotel booking, as well as with travel insurance.

How to rent the property?

If you like the property and decide to rent it, we will be able to prepare a rental agreement with the landlord and present it for approval and signature by both parties. The usual practice is to prepay one rent for the first month and to leave a guarantee deposit to the landlord to the amount of one month's rent. Please contact the responsible estate agent for more information on the procedure for renting the property as it may vary between long-term, short-term and seasonal rents.

Additional Services

Apart from renting a property through our company you can also take advantage of a number of additional services. We can offer insurance of movable and immovable property, life insurance, medical and car insurance, construction and repair works, furnishing, legal and accounting services, etc.

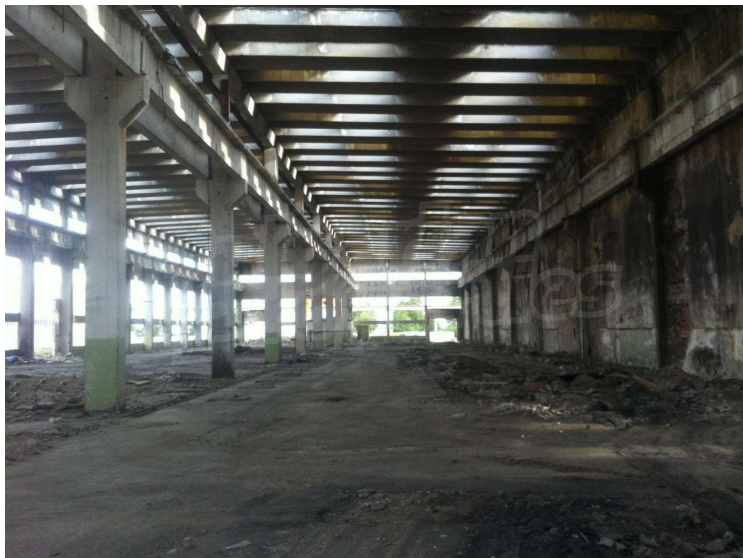
Reference number: SZ 74839

Offer: Business in Stara Zagora in Stara Zagora

Ref. No.: SZ 74839

URL address of the offer:

<https://www.bulgarianproperties.com/74839>



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Since our founding in 2003 we have been working hard in two directions - to offer the widest choice of properties for sale and rent, and to provide all services related to buying and selling of real estate in Bulgaria.

Our experience, knowledge and understanding of the Bulgarian real estate market, big property portfolio and innovative approach are the reason BULGARIAN PROPERTIES is the market leader in real estate in Bulgaria.

Trust us! We do our job professionally!

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