



Large Commercial Building For Sale In May Pen Clarendon Jamaica



Information de l'agent

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Expérience since:	2002
Type de service:	Selling a Property
Specialties:	
Property Type:	Apartments
Téléphone:	
Languages:	English
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Détails de l'annonce

Propriété à:	Vendre
Prix:	USD 2,148,384.47

Location

Pays:	Jamaïque
État/Région/Province:	Clarendon
Ville:	May Pen
Indicatif régional:	Middlesex C
Soumis:	14/07/2026

Description:

Large Commercial Building For Sale In May Pen Clarendon Jamaica

Esales Property ID: es5555122

15 Chapleton Road
May Pen
Clarendon, Jamaica

2Million USD or \$317,000,000.00 Jamaican.

Prime Commercial Opportunity: Strategic Investment in May Pen, Clarendon

Located at 15 Chapleton Road, right in the bustling heart of May Pen, Clarendon, this expansive commercial property offers an exceptional opportunity for investors and entrepreneurs alike. Positioned in one of Jamaica's most vital inland commercial hubs, this building represents a rare chance to acquire a



versatile asset with significant potential for both immediate revenue and long-term capital appreciation.

Property Overview

The building is a substantial multi-level structure designed with high-volume business operations in mind. The ground floor is fully finished and currently serves as a high-traffic retail location. It is presently occupied by an established auto parts business, which has become a staple of the local economy. This ground-level space is highly accessible, featuring excellent visibility and street frontage, making it an ideal environment for any retail or service-oriented enterprise that requires steady foot traffic and reliable customer access.

Development Potential

While the ground floor is currently operating at full capacity, the property's true hidden gem lies on the upper level. The top floor is currently in an incomplete state, offering a 'blank canvas' for a new owner to tailor the space to their specific vision. The original architectural plans envisioned this area as a multifaceted commercial or residential zone.

Investors have a variety of strategic options for this upper level:

- * **Commercial Leasing:** The space can be subdivided into multiple professional office suites or retail storefronts, providing a diverse stream of rental income from multiple tenants.
- * **Residential Conversion:** Given the high demand for quality housing in May Pen, the upper floor could be expertly converted into two or three modern, private flats, offering a high-yield residential investment.
- * **Mixed-Use Development:** A combination of the above, allowing for a live-work setup or a blend of commercial and residential units.

Unmatched Convenience and Infrastructure

Beyond the building's interior square footage, the property boasts a significant advantage that is often difficult to find in town centers: ample parking. The generous parking area accommodates multiple vehicles, ensuring that both customers and tenants have convenient, stress-free access to the property. This facility is a major asset in May Pen's competitive retail environment, as it eliminates the parking challenges often associated with urban business districts.

The Auto Parts Legacy

The existing auto parts business—a pillar of the local automotive industry for 26 years—is a testament to the viability and strategic importance of this location. Having served the Clarendon community for over two decades, the business has built a loyal customer base and a strong reputation for reliability. For an investor looking for a 'turn-key' operation, this highly successful business may be available for purchase through separate negotiation. This presents a unique opportunity to acquire not just the real estate, but a well-established, profitable commercial enterprise on day one.

Connectivity



For those interested in logistics or international trade, this property benefits from its central location in Jamaica. When considering logistics or travel, the site is conveniently served by the Norman Manley International Airport in Kingston, providing a reliable connection for business owners or clients traveling to the island.

This is more than just a building; it is a long-standing commercial landmark in the heart of one of Jamaica's most resilient parishes. Whether you are seeking a move-in-ready retail space, a development project with high growth potential, or an established business venture, this property at 15 Chapleton Road is an investment in the future of May Pen.

ABOUT THE AREA

May Pen, the capital of the parish of Clarendon, is a vibrant and bustling hub situated in the heart of Jamaica. Since its rise to prominence in the mid-twentieth century, it has evolved into the largest town in the parish, serving as an essential center for trade, administration, and community life. The town is deeply rooted in an agricultural legacy, historically acting as a crucial packing center for citrus fruits—most notably the famous 'Trout Hall' oranges—and remains a lively marketplace where locals gather for fresh produce and spices.

Beyond its commercial appeal, the surrounding parish of Clarendon offers a rich blend of natural wonders and historical depth. Visitors often venture out to experience the renowned Milk River Bath, a mineral spa celebrated for its therapeutic waters. For nature enthusiasts, the parish features the scenic beauty of the Bull Head Mountain, which is widely considered the geographical center of the island, and several hidden waterfalls that offer a tranquil escape from the urban pace.

The area is also a significant repository of Jamaican culture and history. From the colonial-era architecture of Halse Hall Great House to the annual Denbigh Agricultural Show—the largest of its kind in the Caribbean—Clarendon showcases a commitment to both its past and its agricultural future. The region has notably produced many influential Jamaican figures in the arts, literature, and athletics, solidifying its place as a vital contributor to the nation's identity.

For those planning to visit May Pen, the nearest international gateway is the Norman Manley International Airport in Kingston. While there are smaller domestic aerodromes on the island, Kingston's airport serves as the most practical arrival point for travelers heading to the southern and central parts of Jamaica, offering a relatively straightforward connection to the heart of Clarendon.

MAiN FEATURES:

- * 1212m2 of space
- * Private Parking
- * Close to essential amenities such as supermarkets and pharmacies
- * Close to many excellent bars and restaurants
- * Great base from which to discover other fantastic areas of Jamacia
- * Many excellent sports facilities, walking and cycling areas nearby



Contact us today to buy or sell property in Jamacia fast online

Tenanted:

Oui

Commun

Pied carré fini: 1212 m²

Dimesions du lot: 1212 m²

Lease terms

Date Available:

Contact information

IMLIX ID: IX8.708.589

