



## Apartment in Riga city for sale 2.541.000€

### Informazioni sull'Agente

Nome:	REALAT Ltd
Nome della ditta:	
Nazione:	Latvia
Experience since:	2009
Tipo di servizio:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Telefono:	+371 (67) 210-010
Languages:	Latvian
Sito web:	<a href="https://www.realat.lv">https://www.realat.lv</a>

### Dettagli dell'inserzione

Proprietà per:	Saldi
Prezzo:	EUR 2,541,000

### Posizione

Nazione:	Latvia
Stato / Regione / Provincia:	Riga
Indirizzo:	Brīvības gatve, 193
Cap:	3239
Pubblicato:	17/09/2024

Descrizione:

### INVESTMENT PROPERTY FOR SALE

1.7 ha of land & a building to be renovated with an inspiring history and a future with multiple possibilities.

Address: Brīvības gatve 193, Riga, Latvia

The main building is a great example of industrial architecture and historically known as the legendary Ērenpreiss bicycle factory.

The existing technical project, developed by one of the leading architectural companies in Latvia "Sarma & Norde", includes the conversion of the existing main building into an office building.

Description:

- Mixed centre development area (JC2)- Offices, multi-storey apartment buildings, tenement houses, car parks, halls, production facilities, shops, hotel, etc.



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- Land area: 16 970 sq.m;
  - 2200kW electricity capacity maintained;
  - All city communications available;
  - Servitudes in favour of the current owner.
  - Existing building area: 5197 sq.m;
  - The building has five floors;
  - Ceiling height;
  - 5 high floors with open hall;
  - High ceilings from 3,5 to 6 m;
  - The Phase 1 project (with valid building permit) provides for the reconstruction of the existing building to a total area of 6058 m2 as a class B office building with a public service area and 162 car parking spaces.

Price EUR 2'100 000 + VAT

Please contact us for a site visit and further information.

## Comune

Finito piedi quadrati:	16970 mq
Dimensione del lotto:	5197.00 mq
Floor Number:	5

## Lease terms

Date Available:

## Contact information

IMLIX ID: IX6.085.568

