



Business in Mohammedia, Morocco



Agent Info

Name: ArKadia
Company Name:
Country: United Kingdom
Phone:
Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Listing details

Property for: Sale
Price: USD 276,464.9

Location

Country: Morocco
ZIP code: 28800
Posted: Jul 10, 2025

Description:

Located in Mohammedia.

Secure, street-presenting business premises in coastal Mohammedia

For entrepreneurs and established operators seeking a practical, well-located base on Morocco's Atlantic corridor, this 154 sqm business premises in Mohammedia pairs everyday usability with the reassuring fundamentals—security, climate control and straightforward street interaction—that make trading simpler. Mohammedia's reputation as a liveable city between Casablanca and Rabat gives your brand access to a growing local population and through-traffic, while the property itself focuses on what matters for day-to-day operations.

Street presence and operational ease

The hero here is the frontage: electric awnings and electric shutters combine to create a street-facing opening that is easy to manage from first light to close of business. In the morning, you can raise the shutters, extend the awning for shade and visibility, and get straight to work; at day's end, lowering the shutters and securing the metal shutters offers robust protection without fuss. For retailers, showrooms, agencies or service providers, that sequence matters—your team stays focused on customers rather than wrestling with hardware.

Once inside, the 154 sqm floor area gives you real latitude to plan your fit-out. Many operators look for three zones: an inviting customer area to the front, a flexible work or consultation space to the middle, and a tidy back-of-house for stock, preparation or a small office. This footprint accommodates that logic comfortably, with room to grow. If your model is more consultative—think design studio, training centre



or clinic—you can carve out reception and private rooms while keeping a clear circulation line. If you prefer an open plan, the proportions support a wide, uninterrupted display or collaboration area. As ever, your specific use should align with local permissions, but the canvas is here.

Comfort and continuity built in

Air-conditioning is already in place, helping you maintain a consistent environment for staff and clients through Mohammedia's warmer months. Combined with the awning's shade, that means a calmer, more comfortable front of house and less reliance on temporary solutions. The dual shutter system—electric shutters complemented by metal shutters—adds a layer of resilience that many business owners rate highly, particularly if you hold valuable stock or equipment on site. These are the quiet features that reduce friction and risk, and they often distinguish an address you enjoy running from, rather than tolerate.

Location, context and everyday advantages

Set within Mohammedia (postcode 28800) on Morocco's Atlantic coast, the property benefits from the city's strategic position between Casablanca and Rabat. That translates into supplier connectivity, a broad talent pool for hiring, and customer bases that span residents, commuters and visitors. Without over-promising, it is fair to say that few cities in Morocco offer such balanced lifestyle appeal with practical access to the country's key economic centres.

A few practical highlights:

- 154 sqm (approx.) floor area to configure front-of-house, work zones and storage to your model
- Air-conditioning for year-round comfort and product protection
- Electric awnings and shutters plus metal shutters for simple daily opening and secure closing

For online discoverability, this is a 154 sqm business for sale in Mohammedia, Morocco, positioned to suit retailers, service providers and client-facing enterprises looking for a dependable, street-level base. If you are shortlisting a commercial space for sale in Mohammedia, it merits a viewing to understand how your fit-out could sit within the plan.

Compliance and fit-out

Services and regulatory requirements vary by business type, so we recommend confirming specifics such as any ancillary areas and WCs, electrical capacity for equipment, signage permissions related to the awning, and any sector-specific approvals you may need. The straightforward shell and security features give you a head start; from there, you can invest where it counts for your brand.

Offered at

MAD 2,550,000, approximately USD 282,981 at the time of listing, on a sale basis.

In sum, this Mohammedia business premises offers what business owners value most: a clear, adaptable 154 sqm floorplate; easy daily operation with awnings and shutters; and a comfortable, air-conditioned environment to welcome clients and support staff. It is a practical, well-judged choice in a city whose location underpins both lifestyle and commerce—an address to work from with confidence.

Common



Finished sq. ft.: 154 sq m

Lease terms

Date Available:

Additional information

Website URL: http://www.arkadia.com/MGPD-T14353/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID: 85963659

