



Commercial Building - Investment



Emlakçı Bilgisi

İsim:	Ladislav Dubik
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Şirket Adı:	ELD TRADING, s.r.o.
Ülke:	
Experience since:	1995
Hizmet tipi:	Selling a Property
Specialties:	Other
Property Type:	Commercial Property
Telefon:	+421 (903) 609-210
Languages:	Czech, English, Hungarian, Russian, Slovak
Web sitesi:	

İlan Detayları

İçin mülk:	Satılık
Fiyat:	USD 4,674,358.2

Konum

Ülke:	Slovakia
Eyalet/Bölge/ Şehir:	Kosice
Adres:	Lubina 1
Yayınlandı:	10.05.2026
Açıklama:	

I am selling a 6-storey administrative building /5 above ground and 1 underground floor/ with a floor area of approximately 3300m2 and a built-up parking lot. Ground floor areas with a loading ramp, parking lot suitable for parking approximately 10 trucks or 80 passenger vehicles. Possibility of expanding the parking lot by approximately 40 parking spaces. Total land area 5090m2. The skeleton is a reinforced concrete structure, which allows for the layout of the interior spaces to be rearranged according to the needs of the building user. An additional floor would also be possible. A wide staircase allows for the installation of a large-capacity elevator. The building has its own water source. In the basement there is a covered area with a capacity for 200 people, gas-tight with ventilation equipment. There is sufficient space to add another wing.

B) More information:

The built-up area is 960 square meters. In the basement there is an authentic civil protection shelter with a capacity of 200 people, which can be used in case of emergencies. It is equipped with an electrical network, a water supply, an air filtration device, an emergency exit, etc. For example, the shelter is gas-



tight, when closed, pressure is created that prevents any penetration. The basement is in perfect condition with many functional options and there are 5 more floors above it. It is suitable for business, offices, as well as storage and small production. Access to the motorway connection is available within 2 km and public transport within 250 m. A new Volvo car production plant is being built nearby.

There is enough space for another extension of the building.

Notice: in fastly dealing, possible discount.

In any question, do not hesitate contact me.

Yeni:	Evet
Durum:	Must be reformed
Yıl:	1984
Tenanted:	Evet

Genel Bilgiler

Bitmiş metrekare:	3300 m2
Arazi Büyüklüğü:	5090 m2
Floor Number:	5

Building details

Parking:	Evet
Total Number of Parking Spaces:	80
Building Amenities:	Elevator
Kat Sayısı:	6
Orientation:	SW

Rental details

Furnished:	Hayır
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Lease terms

Date Available:

Contact information

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<https://www.imlix.com/tr/>

