abitare il Garda
WE MAKE IT REAL

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Code: V002575

# SIGNIFICANT PROPERTY FOR REDEVELOPMENT IN CALCINATO

Via Stazione Calcinato BS Italia

SALE
2.500.000€

Garden

37126 mq

## DESCRIPTION:

In Calcinato, a short distance from the town center and the ring road, we offer for sale a significant property spanning an area of approximately 37.000 sqm. The site includes various disused buildings and warehouses, with the potential for redevelopment into a substantial real estate project of approximately 16.000 sqm. Permitted uses include residential, artisanal, commercial and hotel purposes. The maximum allowable height is equivalent to the existing structures or up to 7,50 meters in the event of demolition of the current buildings. We remain available for further information and on-site visits.

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## ADDITIONAL INFORMATION

| | | | |
|---|---|---|---|
| **Energy Rating:** VA | **Minimum IPE:** - | **Heating:** - | **State:** To Be Renovated |
| **Grade:** Medio | **Position:** Suburb | **View:** Open View | **Orientation:** - |
| **Rooms / Locals:** - | **Floor:** - | **Building Floors:** 3 | **Internal Levels:** - |
| **Garage:** - | **Mq Garage:** - | **Parking Space:** - | **Terraces:** - |
| **Mq Terraces:** - | **Balconies Mq:** - | **Arcades:** - | **Mq Arcades:** - |
| **Garden:** - | **Kitchen:** - | **Furniture:** - | **Annual Expenses:** - |

## ACCESSORIES

- ✓ Automotive Passage
- ✓ Data Network
- ✓ Double Entry
- ✓ Independent Entrance
- ✓ Pedestrian Crossing




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