



## Investition, Commercial and residential development

### معلومات الوكيل

ArKadia اسم:

اسم الشركة:

United Kingdom بلد:

هاتف:

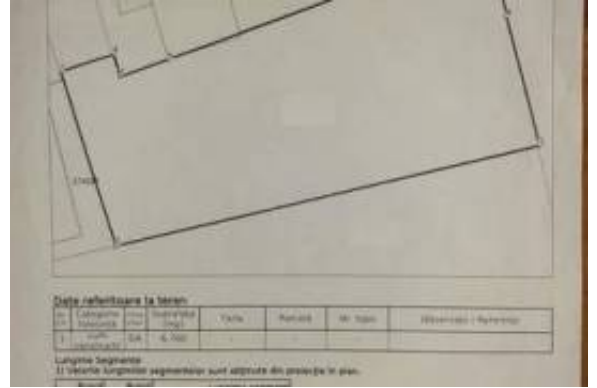
Dutch, English, French, Languages:

German, Italian, Polish,

Portuguese, Romanian,

Russian, Spanish,

Swedish



### تفاصيل الاعلان

تخفيض السعر  
EUR 1,936,274

عقار لل:  
السعر:

Romania  
15/10/2024

موقع  
بلد:

نشر:

وصف:

Located in Bucuresti.

**\*\*Investment Opportunity: Commercial Land with Residential/Hotel Potential\*\***

**\*\*For Sale:\*\*** 6,700 sqm of land with the possibility of a 4,000 sqm commercial gallery and 8,000 sqm for apartments or hotel use.

**\*\*Location:\*\*** Situated at the intersection of DN1 and Centura Nord, with a road frontage of 58 meters.

**\*\*Utilities:\*\*** The land is equipped with all essential utilities: water, sewage, gas, and electricity.

**\*\*Urban Indicators:\*\***

- **\*\*POT (Land Occupation Ratio):\*\*** 45%

- **\*\*CUT (Land Use Coefficient):\*\*** 2

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### Overview of the Centura Nord Area

Centura Nord is a rapidly developing area in Bucharest, recognized for its investment opportunities and business facilities. This zone is an important business hub, hosting numerous companies and financial institutions.



## \*\*Key Features:\*\*

- **Business Center:** Centura Nord is home to a large number of modern shopping centers and well equipped office spaces, supported by a developed infrastructure that facilitates economic and commercial activities.
- **Attractive for Investors:** Due to its potential for economic growth, Centura Nord has become an appealing location for investors and entrepreneurs, offering a modern infrastructure and connectivity with the rest of the city.
- **Transport Connectivity:** The area is connected to national highways and roads via the A2 and A3 motorways and DN1, linking Bucharest to other major cities in the country.

## ### Amenities and Services

The Centura Nord area is notable for its proximity to major shopping centers and business districts. It is also well-connected to the city's public transport network.

- **Commercial Centers:** Nearby are Baneasa Shopping City and Promenada Mall.
- **Hotels and Dining:** The area offers a variety of quality hotels, restaurants, and cafes.
- **Accessibility:** Henri Coanda International Airport, Romania's largest airport, is conveniently located, providing links to both national and international destinations.

## ### Additional Facilities

The Centura Nord area boasts numerous public services, including:

- Hospitals and medical clinics
- Schools and universities
- Business and commerce centers
- Green spaces and parks

This prime land in Centura Nord offers an exceptional investment opportunity for commercial, residential, or mixed-use development.

6700 م

مشارك  
حجم كبير:

## Lease terms

Date Available:

## معلومة اضافية

رابط الموقع:

[http://www.arkadia.com/MGPD-T11783/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/MGPD-T11783/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

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IMLIX

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

