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CENTURY 21

Habitat

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Retail for Rent

Usaquén, Bogotá, Cundinamarca



Rent: \$12,000,000.00

Property type: Locale

Operation: Rent

- **Stratum:** 6
- **Land:** 345.0 sqm
- **Building:** 345.0 sqm
- **Front measurement:** 25.3 m
- **Background measurement:** 18.9 m
- **Stories:** 1
- **Kitchen:** sinCocina
- **Land:** regular
- **Condition:** Very good
- **Land Use:** Comercial. Ej. Restaurante, Bar, Gimnasio.

Escuchamos su propuesta de interés.

- **Building Classification:** AAA
- **Number of Elevators:** 2
- **Floor number:** 8
- **Construction Quality:** High
- **Office area:** 345
- **Border Crossing Distance:** 200
- **environments:** 1

- Floor type: Cemento
- Elevator

- Pets Allowed
- Auditorium

- Disabled access
- Surveillance cameras

- Anti-theft alarm
- Automatic Access Control

- Smoke detector
- Panoramic view
- Trans. Close public
- In Building
- Cement floor

- Fire detector
- Shopping area
- Nearby parks
- In commercial area
- Natural ventilation

- Flood detector
- Residential area
- Supermarkets / C.Ciales
- In residential area
- Urban area

- Manual door
- Colleges / Universities
- Near Urban Zone
- On secondary road
- Close to commercial

sector

- | | | | |
|---|---|--|---|
| <ul style="list-style-type: none">• Located in building• Trash Shut | <ul style="list-style-type: none">• Intelligent building• Administrative office | <ul style="list-style-type: none">• Emergency stairs• Internal parking | <ul style="list-style-type: none">• Water sprinklers• Comfortable access routes |
| <ul style="list-style-type: none">• Close to shopping center• Build style: Moderna | <ul style="list-style-type: none">• Communal Elevators• Platforms• Construction status: AAA | <ul style="list-style-type: none">• Local Exterior• Ground level access• Profitable Construction Area: 345 | <ul style="list-style-type: none">• Good access• Natural lighting• Ft per floor: 345• Year of construction: 2011 |
| <ul style="list-style-type: none">• Remodeling year: 2011 | <ul style="list-style-type: none">• Tenants: 1 | <ul style="list-style-type: none">• Class: A | <ul style="list-style-type: none">• Finishes: En obra gris para diseño del tomador |
| <ul style="list-style-type: none">• Windows: Estandar | <ul style="list-style-type: none">• Retail / Offices: 1 | <ul style="list-style-type: none">• Retail / Offices in Building: 1 | <ul style="list-style-type: none">• Ft per floor: 345• Industrial Park Name: Hotel Soy Local Bogotá |
| <ul style="list-style-type: none">• M2 Offices: 345• Distance between columns (length): 2• Firm: Si• Transformer: Si | <ul style="list-style-type: none">• Building type: Moderno• Distance between columns (width): 2• Emergency doors: 1• Electrical substation: Si | <ul style="list-style-type: none">• Minimum height: 2• Type of Walls: Concreto• Cover Type: Estandar• Type of lighting: Natural | <ul style="list-style-type: none">• Maximum height: 2• Structure Type: Metálica• Cover: Estandar• Type of energy: Bifasica |

Property status

State: Very good

Age: 2011

Without Mortgage: Yes

Description

Discover this impressive opportunity, this space suitable for premises, with a 180-degree panoramic view, occupies the 8th Floor of a hotel in Bella Switzerland, in the coveted Usaquén Area. Its privileged location makes it the ideal place to establish a restaurant, bar, gym or other commercial activity, benefiting from the high residential and commercial potential of the area, which guarantees great productivity. In addition, its proximity to clinics, medical centers, offices, notaries, and hypermarkets offers incomparable convenience for clients and employees. With excellent natural lighting and a view to the northeast of the city, this space stands out for its bright and welcoming atmosphere. and with quick access to important avenues such as Carrera 7a, Carrera 9a and Calle 134, this premises or office offers a strategic location to boost your business to the next level."

Location

Usaquén, Bogotá, Cundinamarca

References

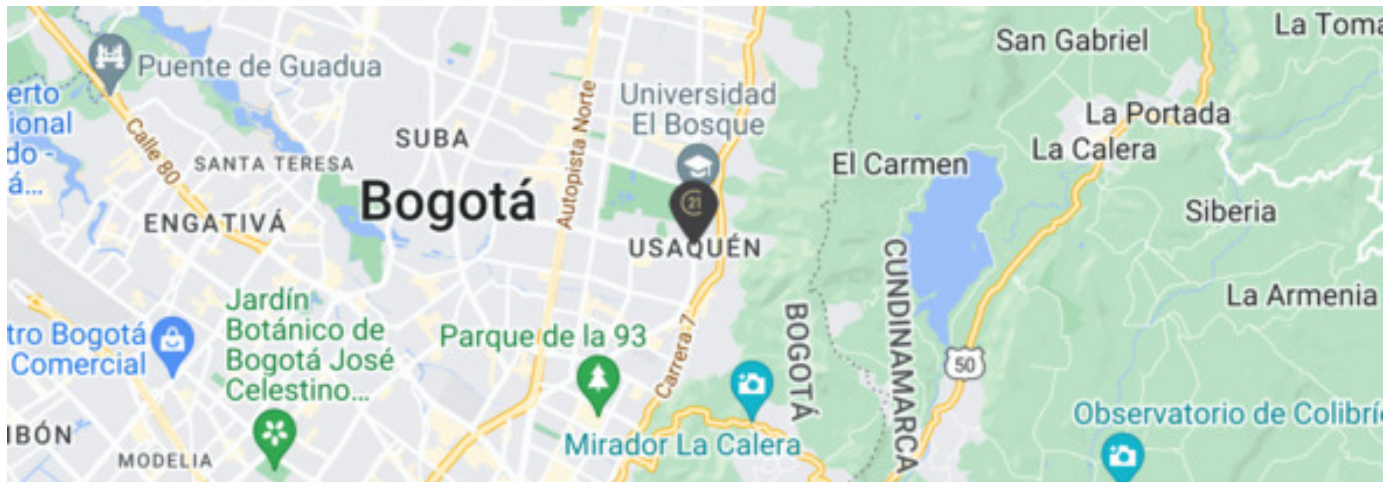


Photo Catalog





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Property subject to availability.

Price subject to change without notice.

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