


# Commercial premises (supermarket) with a tenant in Rome, Tiburtina district (05071)




# 800 000 €

 Floor area      **530 m<sup>2</sup>**


 Number of  
rooms

 Furnitures      **Partly**

 To the  
beach:      **m**

 Location:      **Italy, Rome**

 To the airport:      **km**

 To the city  
centre:      **km**

## Options

## Description

**Commercial premises in Rome, in the Tiburtina district, which is famous for its high traffic.**

Spacious and functional, the premises with **a total area of 530 sq.m.** (435 sq.m. on the ground floor and basement) are ideal for a large supermarket or a variable business.

At the moment, the property has been assigned the designation D7, but it is possible to transfer it to the designation C6, which expands **its business opportunities.**

An important advantage is the presence of a reliable tenant - a **popular supermarket** chain, ready to rent the premises at a rental rate **of 84,000 €.**

The price includes all the costs of refurbishing the premises in the supermarket, including major repairs, change of purpose and associated taxes, which makes this investment even more attractive.

Tiburtina is one of the dynamic areas in the north-east of Rome, located near the second most important (after Termini) railway station in Rome.

The high traffic and developed infrastructure of the area create excellent conditions for stable income, which is about **11% of this figure**.

**Price: 800 000 €**

**Information updated: 29.10.2024**

## Photo gallery

