



sardahousing.com

+39 070 748016 info@sardahousing.com

Warehouse and Office Elmas

In the industrial area of **Elmas**, 10 km to the port of **Cagliari**, we offer a **warehouse** and an **office** for rent, with **certification according to the law**.



1 – Elmas – Casic industrial area – Warehouse and Office for rent

in Elmas industrial area, 10 km to Cagliari port

The **warehouse** is located in via Cettolini, in the **Casic industrial area of Elmas**, just 10 kilometres to the port of **Cagliari**.

warehouse and office for rent, in an excellent state

The **230 sqm** property, plus bathroom, is in an **excellent state**. Since it has a **maximum height of 8.30 metres**, you can realize a **mezzanine**. It has moreover an electric shutter with a height suitable for the entrance of vans.

Adjacent to the warehouse you find the **25-sqm office** with bathroom, with independent access from the yard.

two parking places, possible mezzanine, certification according to the law

Two parking spaces are included in the yard in front with two entrances.

Certification according to the law.

This is a very versatile property and **suitable for multiple uses**.

Excellent state.

Six + six years Lease.

Energy class G, IPE > 175 Kwh/mq per year – data awaiting certification.

Price: Euro 1400 per month.

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2 – Elmas – Casic industrial area – Warehouse and Office for rent



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3- Elmas – Casic industrial area – Warehouse and Office for rent



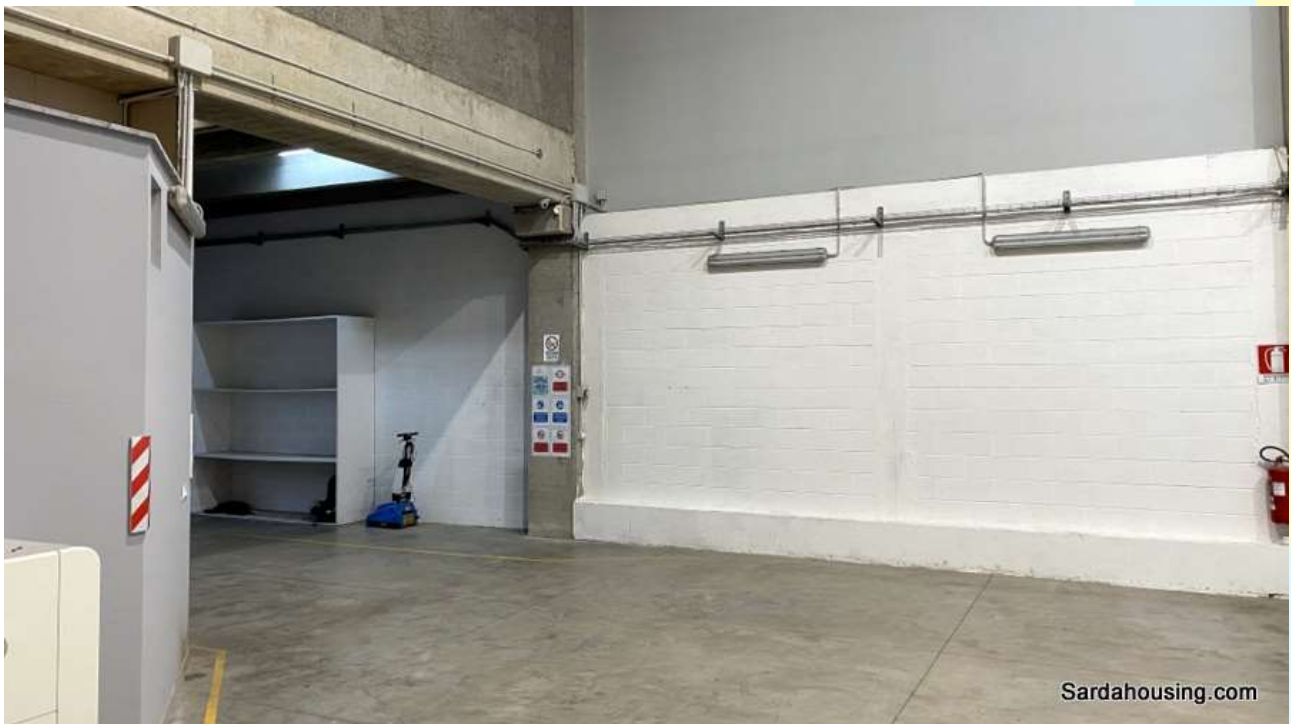
4 - Elmas – Casic industrial area – Warehouse and Office for rent - office



5 Elmas – Casic industrial area – Warehouse and Office for rent - office



6 - Elmas – Casic industrial area – Warehouse and Office for rent – office bathroom



7 - Elmas – Casic industrial area – Warehouse and Office for rent



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