



**Property type :** Commercial property

**Location :** Coín

**Bedrooms :** 0

**Bathrooms :** 1

**Swimming pool :** No

**Orientation :** South

**Parking :** Open private parking

**House area :** 567 m<sup>2</sup>

**Plot area :** 3000 m<sup>2</sup>

✓ Not furnished

Rustic Plot with Industrial Warehouses in a 3,000m<sup>2</sup> plot with AFO Certification thus providing legal compliance. The entire property is securely fenced.

Key Features:

**Two Industrial Warehouses:** The property comprises two single-storey industrial warehouses with a 495m<sup>2</sup> total constructed area.

**Warehouse 1 Amenities:** Includes a bathroom and an office space of approximately 11m<sup>2</sup> on a mezzanine level, accessed via stairs.

**Additional Storage Spaces:** There are two warehouses and two covered sheds, totalling 145m<sup>2</sup> (computed at 50% covered area).

**Water Storage:** The property boasts three cisterns with capacities of 60,000 litres, 20,000 litres, and 10,000 litres, in addition to well water and town water sources.

**Easy Access:** The property is easily accessible, facilitating varied use of the installations.



