

## Rent: Plot for commercial use, Nitra, Slovakia

ID 10004 I



<b>Region:</b>	Nitriansky kraj
<b>District:</b>	Nitra
<b>Town:</b>	Nitra
<b>Category:</b>	Plot
<b>Property type:</b>	Industrial plot
<b>Utilisation:</b>	Light construction
<b>Plot area:</b>	2800 m <sup>2</sup>
<b>Price:</b>	0,00 €/m <sup>2</sup> /month

Plot for rent in Nitra (part of Mlynárka) with a total area of 2 800 and 1 500 sqm. The land is paved.

### Location:

- built-up part of Nitra
- directly on the edge of the access road from the city center to the 4-stream state road I./51.
- border with a state road, a railway line

### Current status:

- the land is paved with crushed stone, trucks parking possible
- connected to water and electricity
- sewage is being built, possibility of gas completion
- There is an STL connection in the area
- electricity capacity - 50 kVA, if necessary, it is possible to increase
- A transformer station on the edge of the area
- the landowner is willing to allow the new tenant to make meaningful investments, or to participate financially

### Usage:

- in accordance with the zoning plan of the city, the land is intended for the function of civic amenities with an additional function of industrial production
- operations of a commercial nature - commercial. centers, wholesale (retail), distribution and service centers
- suitable for the construction of a logistics center, an industrial area

**Ground surface:** flat

**Location:** unknown

**Access road:** asphalt

**Watter supply:** on the plot

<b>Well:</b>	none	<b>Umiestnenie Elektriny:</b>	on the plot
<b>230V:</b>	yes	<b>400V:</b>	yes
<b>Umiestnenie Plynu:</b>	by the plot	<b>Umiestnenie kanalizácie:</b>	by the plot
<b>septic:</b>	none	<b>sewage treatment plant:</b>	none