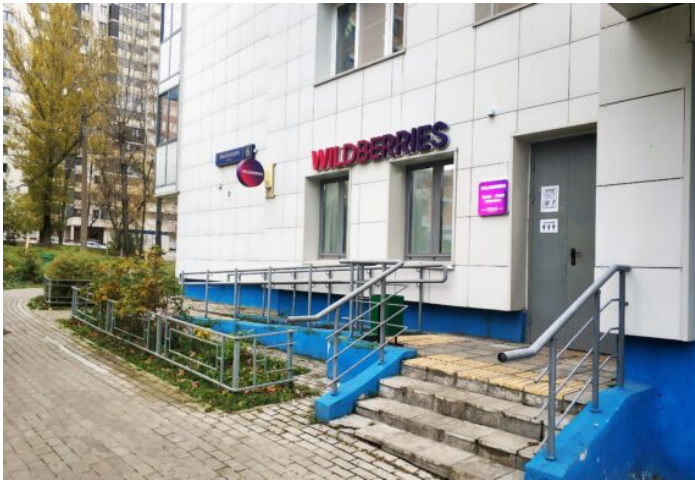




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Sale: Premises of free appointment Lobachevsky d 6





ID	5465
City / Region	Obruchevsky
Metro	Prospekt Vernadskogo
Total area	115 m ²
Floor / number of floors	1/17
Parking	Spontaneous
Type of building	Residential
Appointment	PSN
Entrance	free
Price	29 990 000 ₺

Sale of ready-made rental business developed and densely populated Area Prospekt Vernadskogo, 10 min walk from the metro. The house is located near the intersection of popular streets: Lobachevsky and Leninsky Prospekt. The room is located on the 1st floor of a new 17-storey building with Windows around the perimeter of the room. Dedicated power of 23 kW, air conditioning and ventilation. Renter is the largest online store chain with more than 200 pick — up points in Moscow. Total area 115 sq. m. Tenant Federal retail chain Wildberries map — 230,000 rubles. Gap — 2 664 000. Indexation of 10% (from March 2021) Cadastral value: 10,813,527 rubles payback period of 11 years (excluding indexation) Yield 9 % Detailed information: + 7-925-864-82-98 Anna

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