

Immobile di 55 msup2 con 3 locali in vendita a Torino (80.000 EUR)



Luogo

Piemonte, Torino

<https://www.annunciici.it/x-9232-z>



DESCRIZIONE DELLA ZONA

Quartiere San Paolo, in prossimità di Largo Racconigi e Piazza Marmolada. Servizi e mezzi pubblici a portata di mano

DESCRIZIONE DELLO STABILE

Stabile di soli tre piani degli anni '30 in buone condizioni di manutenzione nelle parti comuni. La facciata lato strada è stata rifatta recentemente

Riscaldamento e raffrescamento autonomo con inverter

DESCRIZIONE DEL NEGOZIO

Il locale commerciale a pochi passi da Corso Racconigi e Piazza Marmolada presenta 2 vetrine su strada ed un accesso dal pianerottolo attualmente murato dall'interno e quindi da ripristinare. Questa condizione renderebbe possibile la trasformazione del locale commerciale in unità abitativa da destinare uso investimento vista la vicinanza con il Politecnico. Ovviamente saranno necessarie le opportune trasformazioni di destinazione d'uso da commerciale a residenziale, così come l'approvazione del condominio alla trasformazione medesima.

Il locale attualmente risulta composto da 2 vani verso strada, un retro, ripostiglio ed un servizio esterno e catastalmente risulta composto da 2 unità immobiliari

ESPOSIZIONE EST - OVEST

SPESE DI CONDOMINIO 800,00 euro/anno circa

SPESE DI RISCALDAMENTO autonomo

DATI CATASTALI Foglio 1297 – Part 341 – Sub 21 – Rend. Catast. € 377,01

– Part 342 – Sub 9 – Rend. Catast. € 452,00

– Part 343 – Sub 2558

– Part 344 – Sub 2558

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