



CHRISTIANSEN
COMMERCIAL REAL ESTATE

FOR SALE



GUAYAMA TOWN CORE COMMERCIAL BUILDING - FOR SALE

CALLE CALIMANO MARTÍNEZ GUAYAMA, PR 00784

For More Information

MILTON COFRESI

787.778.7000

milton@christiansencommercial.com

RYAN CHRISTIANSEN, CCIM

787.778.7000

ryan@christiansencommercial.com

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Property Description



PROPERTY DESCRIPTION

Corner lot, three story commercial building in the center of Guayama town core. The open concept ground floor commercial space used to be the home of a department store for women. With large windows on both the East and South facing walls, the space enjoys plenty of natural light and exposure for passerbys. Although there is no parking on premises, there is plenty of parking in the town core as well as along the many neighborhood streets nearby.

The second and third floors are accessed through a private stairwell, which brings you to a space that was most recently used as a technical school. Currently divided into what appears to be office spaces and classrooms, these floors would most easily be repurposed for an office user. However, with a little work, this would be a great residential conversion, short term rental, or guesthouse complete with 8 scenic balconies.

Listed as a historical property, you can find the original Spanish style tilework intact throughout the space as well as ornately carved hardwood doors. From the balconies, one can enjoy views of the picturesque park, mountains to the North and oceanviews to the South.

LOCATION DESCRIPTION

The property is surrounded by many local establishments including clothing stores, restaurants, schools, banks, churches, municipal offices and more. The town square hosts many festivals, celebrations and kiosks throughout the year, drawing crowds from the surrounding area.

SITE DESCRIPTION

324 Square Meters, Flood Zone X

UTILITIES DESCRIPTION

Yes (Water, Sewer, Electric)

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Complete Highlights



PROPERTY HIGHLIGHTS

- Consists of approximately 9,000 SQ FT
- Surrounded by many local establishments including clothing stores, restaurants, schools, banks, churches, municipal offices and more.
- The town square hosts many festivals, celebrations and kiosks throughout the year, drawing crowds from the surrounding area.



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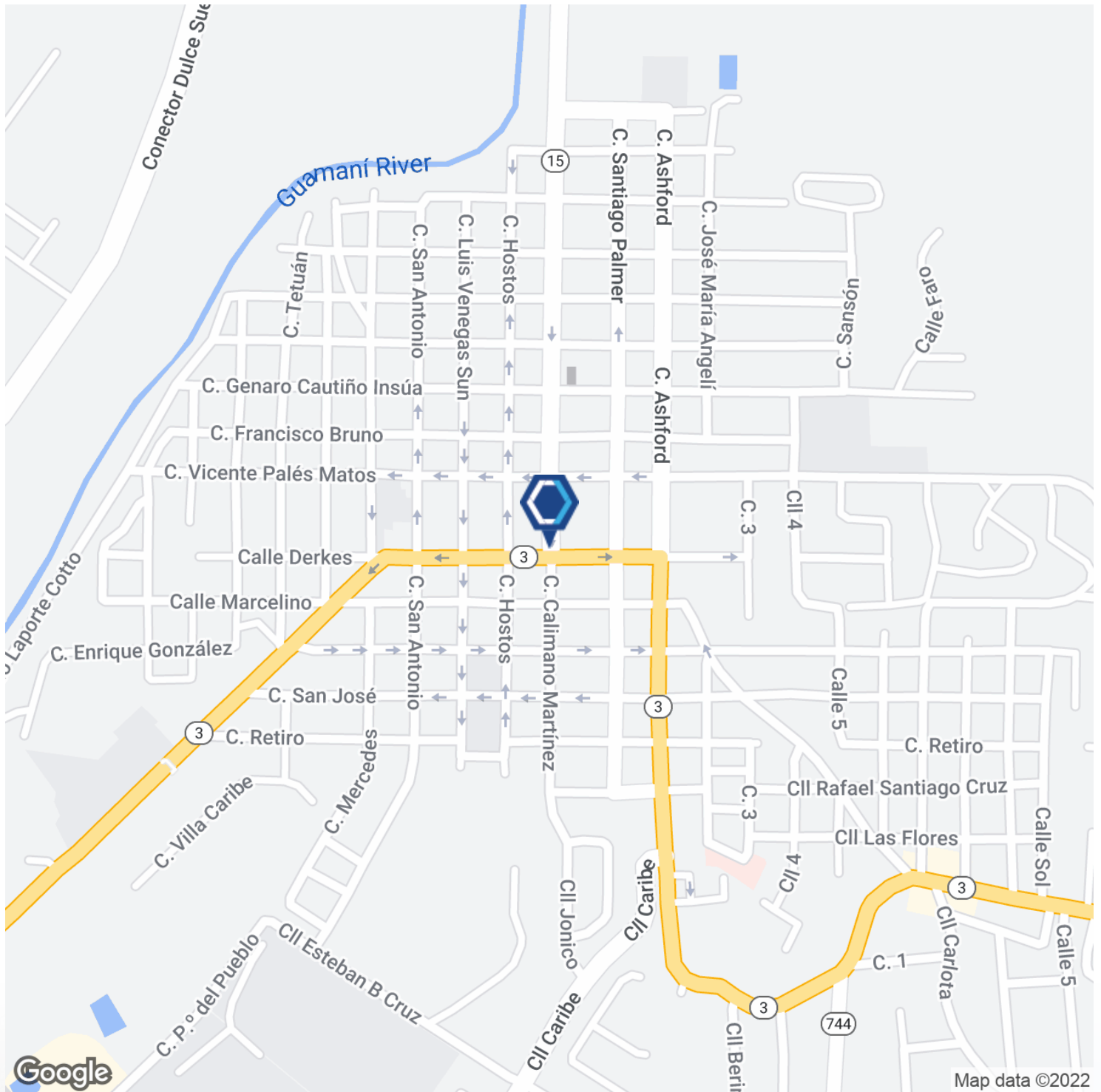
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Location Map



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