

~41,000 SF

For Sale

# Industrial Buildings

Urb. El Comandante, Calle R Lote 1  
Carolina, Puerto Rico



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# Industrial Buildings

## Prime Location

Former Tempur Sealy Industrial Buildings located in Carolina, PR. Centric location in PR-70 and near principal roads like PR-3 and PR-26.



Location: [18.402406, -65.988301](#)



~41,000 SF Total  
(A: ~30,000 SF | B: ~11,000 SF)



2 Buildings

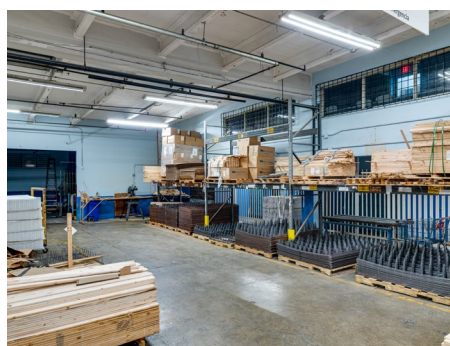


~25 Parking Spaces

## Site Plans



Gallery





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## Location highlights

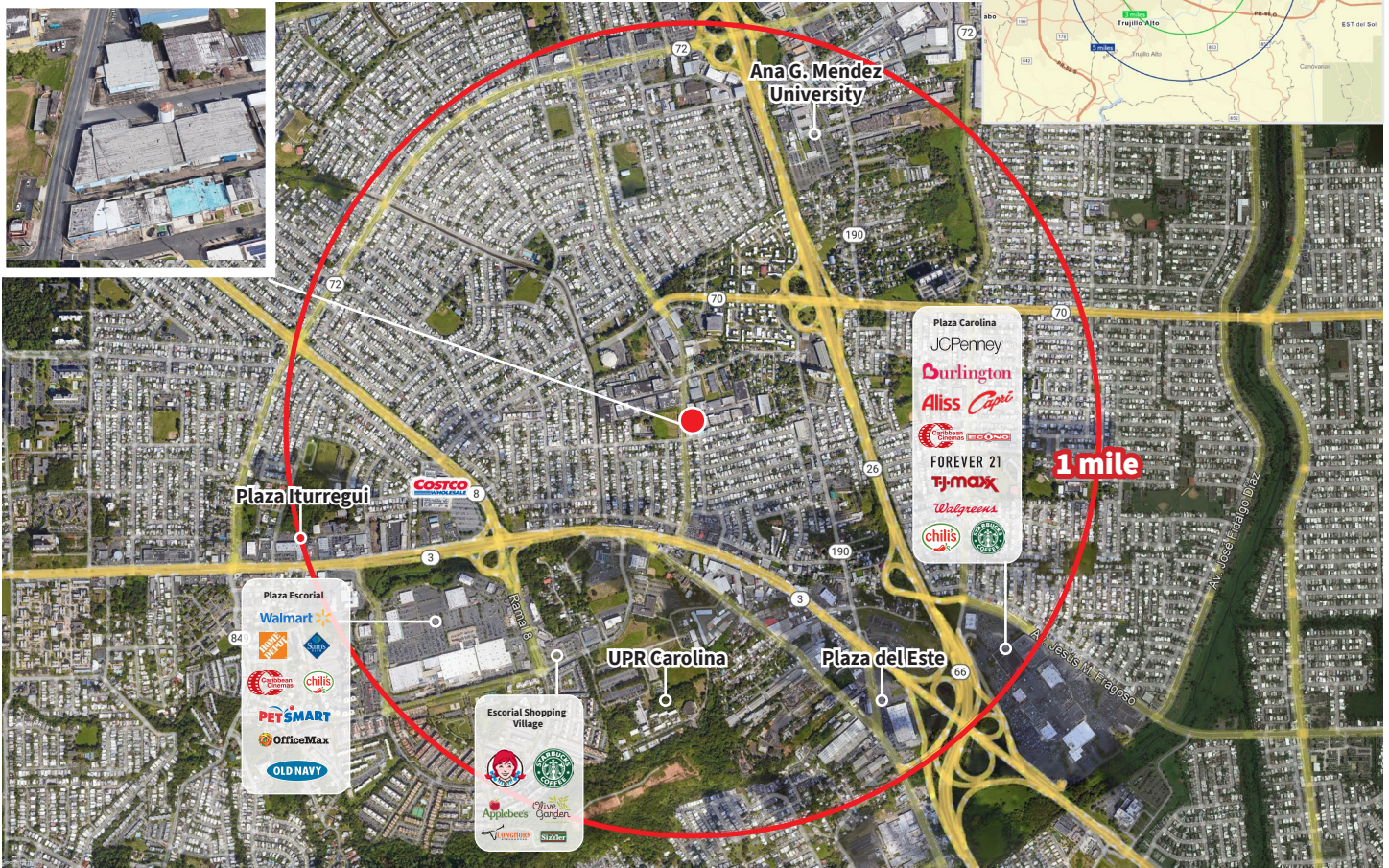
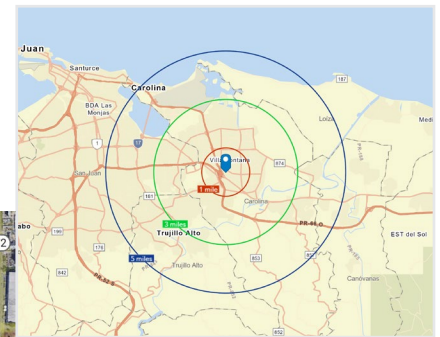
The building benefits from a great location and visibility in PR-70. Within 1 mile: Plaza Escorial, Plaza Carolina, Plaza Iturregui, Costco, Plaza del Este, Escorial Shopping Village, University of Puerto Rico - Carolina, Ana G. Mendez University, among others.

## Demographics

	1-mile	3-mile	5-mile
Population	25,057	147,496	283,436
Households	9,625	56,478	108,359
Purchasing Power*	\$19,738	\$19,230	\$19,735

\*Per capita

Source: Esri, 2020



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