



KM 3.2 CARR 165 FTZ DEVELOPMENT SITE IN CATAÑO

Land For Sale

EMILIO L. FAGUNDO C-17305

787.607.9860

efagundo@caribbeancommercial.com



PROPERTY DESCRIPTION

Situated in the highly sought-after Las Palmas ward of Cataño, Puerto Rico, this Free Trade Zone industrial development offers a prime opportunity for investors and developers. The site is strategically located in a central, well-established subdivision, making it ideal for high-impact projects. It is "Shovel Ready," with all necessary preparations completed for the immediate development of a 160,000 SF building. This prime location provides excellent connectivity and access, ensuring a strong foundation for successful industrial operations and growth.

PROPERTY HIGHLIGHTS

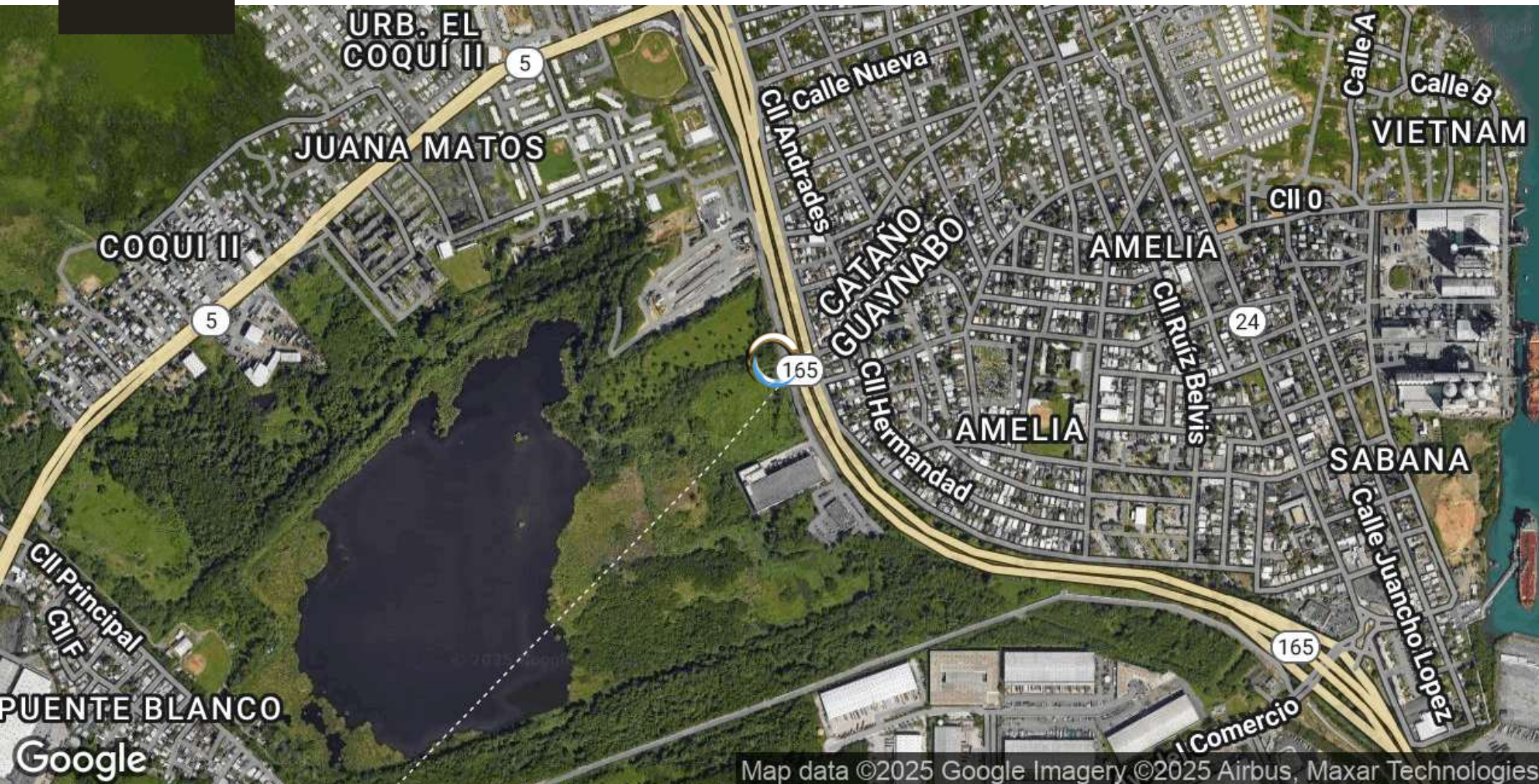
- Free Trade Zone denomination
- Fully Permitted
- Shovel Ready
- Built-to-Suit
- Utilities close to site
- Direct Access to PR 165
- Near Ports & City
- Site and Off Site Survey and Topography Report

OFFERING SUMMARY

Sale Price:	\$5,000,000
Lot Size:	9 Acres
Zoning	I-L

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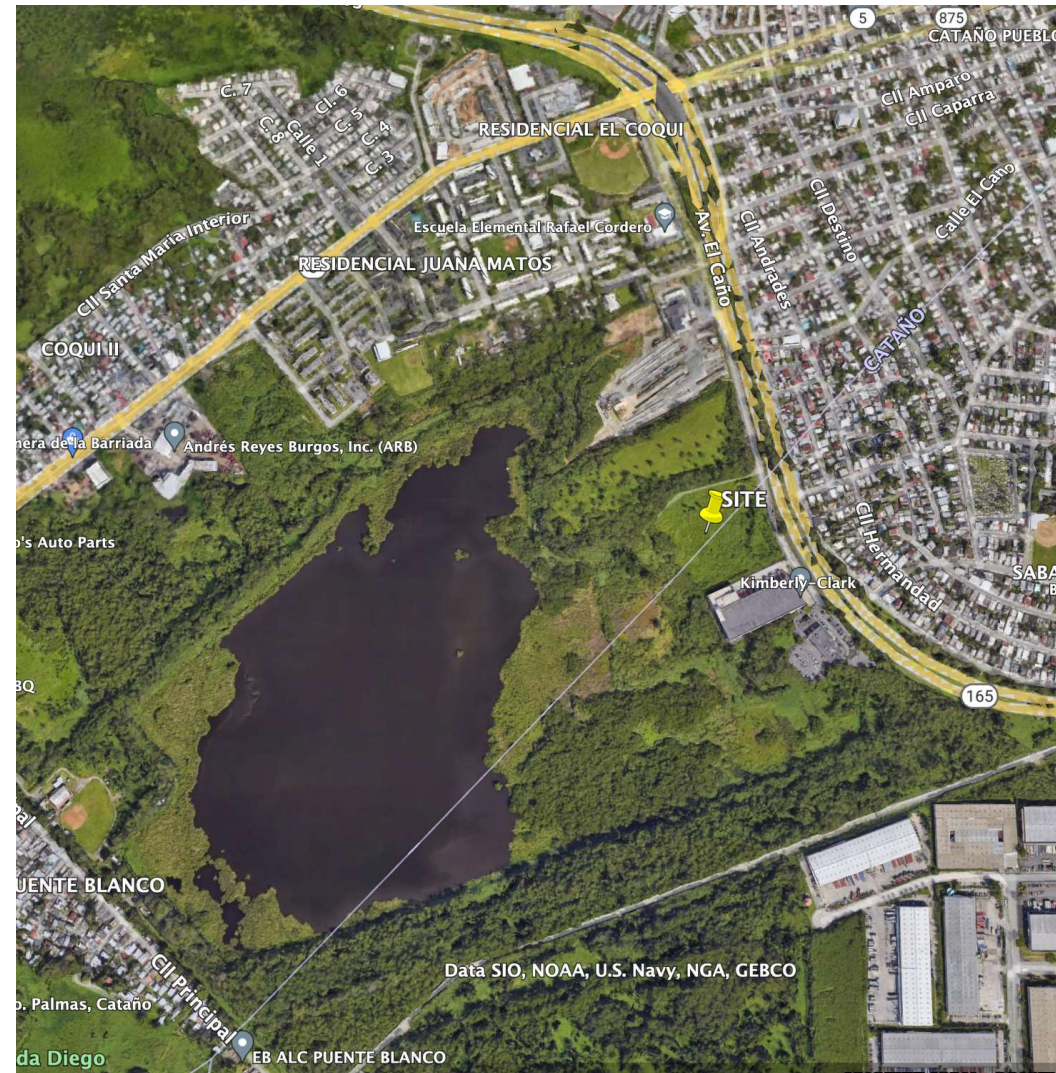
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