



**CHRISTIANSEN**  
COMMERCIAL REAL ESTATE

License 134

Bayamon, Puerto Rico

**COMMERCIAL PROPERTY**  
**FOR SALE**



**DESCRIPTION:**

Commercial property comprising 4,560 square feet on a **367.11 square meters site**, located on Orquídea Avenue of the Bayamon municipality.

**LOCATION:**

# AB 1 Orquídea Avenue, Reparto Valencia Development, Hato Tejas Ward, Bayamón, Puerto Rico.

**BUILDING AREA:**

4,560 square feet

**SITE AREA:**

367.11 Square meters

**PARKING :**

10 parking stalls

**SITE COORDINATES**

- Latitude: 18°24'0.77"N

- Longitude: 66°11'13.70"W

**LOCATION INFLUENCE:**

The property is located in close proximity to main arteries and thoroughfares, such as State Road PR-2 and State Road PR- 29.

In the immediate vicinity of residential and commercial establishments, including restaurants, sports bars, fast foods, auto parts stores, gas stations, pharmacy, and other related services.

**ZONING:**

RU-2 (Urban Residential 2). However, the Property has commercial permits.

For more information: [WWW.CHRISTIANSENCOMMERCIAL.COM](http://WWW.CHRISTIANSENCOMMERCIAL.COM)

