



CHRISTIANSEN
COMMERCIAL REAL ESTATE

License 134

Santurce, Puerto Rico

MIXED-USE DEVELOPMENT SITE

FOR SALE



DESCRIPTION:

Prime development site consisting of approximately **20,809.0301 square meters**, equivalent to 5.29 cuerdas, located southwest of the Sagrado Corazon Urban Train Station adjacent to Muñoz Rivera Avenue in Santurce.

LOCATION:

Parcel B, Southwest of Sagrado Corazon Urban Train Station, Muñoz Rivera Avenue, Santurce Sur Ward, San Juan, Puerto Rico

ZONING:

Plazas and Green Areas (DV-TU), allows for high-density mixed-use developments

SITE AREA:

20,809.0301 square meters, equivalent to approximately **5.29 cuerdas**

TAX CODE ID (CRIM):

79-041-091-159-TU

LOCATION INFLUENCE:

Excellent location next to the Sagrado Corazon Urban Train Station and Bus Terminal, between Fernandez Juncos Avenue and Muñoz Rivera Avenue. Across the street from the newly constructed CVS Pharmacy and Popeye's fast food.

In the immediate vicinity of many office, residential, commercial and retail establishments including restaurants, gas stations, public parks, banks, Sagrado Corazon University, San Juan YMCA and other related services.

SITE COORDINATES:

Latitude: 18°26'08.89"N, Longitude: -66°03'40.39"W

For more information: WWW.CHRISTIANSENCOMMERCIAL.COM

