



CHRISTIANSEN
COMMERCIAL REAL ESTATE

License 134

Bayamon, Puerto Rico

MIXED-USE BUILDING FOR SALE



DESCRIPTION:

Multi-unit commercial-residential property consisting of one (1) ground floor retail space and four (4) upper level residential apartments with great income-producing potential comprising **5,604 square feet**, situated on a of **233 square meter** lot.

LOCATION:

Lot No. 54, Dr. Veve Street, corner of Martí Street, Pueblo Ward, Bayamón, Puerto Rico

GROSS BUILDING AREA:

Approximately 5,604 square feet

SITE AREA:

233 square meters

ZONING:

UMU (Urban Mixed Use)

PROPERTY TAX CODE:

085-016-038-02

LOCATION INFLUENCE:

The property is located in the Bayamon Town Core, next to the Bayamon Train Station. In the immediate vicinity of many office, residential, commercial and retail establishments including City Hall, restaurants, hotels, cafeterias, banks, gas stations, drugstores, and other related services.

SITE COORDINATES:

Latitude: 18°23'57.51"N, Longitude: -66° 9'18.95"W

BUILDING DISTRIBUTION:

Ground:	Open Space Commercial Locale (2,450 SF)
2nd	Two 3 BR - 1 BA units (831 SF, 798 SF)
3rd	One 3 BR - 1 BA unit (850 SF)
	One 2 BR - 1 BA unit (675 SF)

For more information: WWW.CHRISTIANSENCOMMERCIAL.COM

