



CHRISTIANSEN
COMMERCIAL REAL ESTATE

License 134

Toa Baja, Puerto Rico

COMMERCIAL PROPERTY FOR SALE



DESCRIPTION:

Commercial property divided into two (2) locales comprising a total of approximately **6,631 square feet**. The larger locale was used as a supermarket and is comprised of approximately 4,786 square feet. The second locale is currently in shell condition, comprising 1,844 square feet, representing good potential for additional rental income.

LOCATION:

Lot No. 1A-8, Don Pelayo Avenue, corner Asturias Street, Covadonga Development, Candelaria Ward, Toa Baja, Puerto Rico

ZONING:

C-1 (Intermediate Commercial)

BUILDING AREA:

Locale 1 (Supermarket): 4,786.30 SF

Locale 2 (vacant): 1,844.40 SF

Total: 6,630.70 SF

SITE AREA:

825 square meters

PROPERTY INFLUENCE:

Located along Don Pelayo Avenue within the Covadonga development, with immediate access to State Road PR-2. In the immediate vicinity of many retail, office, residential, and institutional establishments, including restaurants, boutiques, gas stations, schools and fast food establishments.

SITE COORDINATES:

Latitude: 18°24'9.87"N

Longitude: 66°12'5.35"W

TAX CODE NUMBER:

084-008-357-08-001

For more information: WWW.CHRISTIANSENCOMMERCIAL.COM

