

## ŠIBENIK POSLOVNI PROSTOR SA FOTO PANELIMA SNAGE 30 KW, Šibenik, Commercial property



### Seller Info

Name: Dogma Nekretnine  
First Name: Dogma  
Last Name: Nekretnine  
Company Name: Dogma nekretnine d.o.o.  
Service Type: Selling and renting  
Website: <https://dogma-nekretnine.com>  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Rijeka  
ZIP code: 51000  
Address: F.LA GUARDIA 6  
Phone: +385 51 341 080  
Fax: +385 51 341 081  
About us: DOGMA nekretnine d.o.o. is an experienced and licensed agency specializing in real estate. We have been present in this business for more than 20 years - from a small agency with only two employees through many years of work and effort, we have grown into a company with over 80 employees. In that period, with our work and attitude towards clients and business, we became the leading agency in the Primorje-Gorski Kotar County and the leading in Croatia. The Agency currently operates at the following locations: headquarters in Rijeka, F. la Guardia.6, branch office within the Tower Center Rijeka, J.P.Kamova 81a (4th floor), branch office in Opatija, Maršala Tita 97, branch office in Labin, Ulica Slobode 3; branch office in Umag, Joakima Rakovca 4, branch office in

Pula, Anticova 5 and in Zagreb,  
Ulica grada Vukovara 284  
(Almeria building D). Our  
teams are at your disposal in all  
locations!

## Listing details

### Common

Title:	ŠIBENIK POSLOVNI PROSTOR SA FOTO PANELIMA SNAGE 30 KW
Property for:	Sale
Property area:	1542 m <sup>2</sup>
Bedrooms:	2
Price:	1,200,000.00 €
Updated:	May 20, 2024

### Condition

Built:	1987
Last renovation:	2004

### Location

Country:	Croatia
State/Region/Province:	Šibensko-kninska županija
City:	Šibenik
City area:	Grad
ZIP code:	22000

### Permits

Building permit:	yes
Location permit:	yes
Ownership certificate:	yes



### Additional information

Energy efficiency:	In preparation
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### Parking

Number of parking spaces:	7
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### Description

Description:	SIBENIK BUSINESS SPACE WITH 30 KW PHOTO PANELS We offer an extraordinary office space with a total area of 1542 m <sup>2</sup> , located in the immediate
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vicinity of Šibenik, the shopping center and the highway. The space consists of 500 m<sup>2</sup> of exhibition and sales area and 1000 m<sup>2</sup> of storage space, which makes it ideal for various purposes such as warehouse, sales or production center. This business facility provides excellent conditions for business. The site includes 3,542 m<sup>2</sup> of land that includes parking and access roads, allowing easy access and manipulation by large trucks. The facility is located between two buildings, and the storefront ensures visibility and attracts potential customers. The construction is of extremely high quality, with a 15 cm thick reinforced concrete floor. Water and sewage connections are within the center, which further facilitates business. 30 kW of solar panels have been installed on the roof of the building, which ensures energy self-sustainability and reduces business costs. The total power of the solar panels is 244.2 kW. The space also offers a gallery within the sales and exhibition area, and the height of the hall is 6 meters, providing additional flexibility for various business needs. For interested customers, there is the possibility of securing part of the space lease, which can be an additional advantage for business. The position of this facility is excellent, allowing quick access to key roads and shopping centers, thus facilitating logistics and attracting potential clients. There is a possibility to purchase only storage or only sales exhibition space. Don't miss this opportunity. Contact us with confidence Damir Varošanec 00385 99 733 53 07  
ID CODE: DA100062831

### Additional contact info

Reference Number: 609587  
Agency ref id: DA100062831