

## Office for sale in Almagro (Madrid )

Ref. VOM2204002

Madrid / Almagro

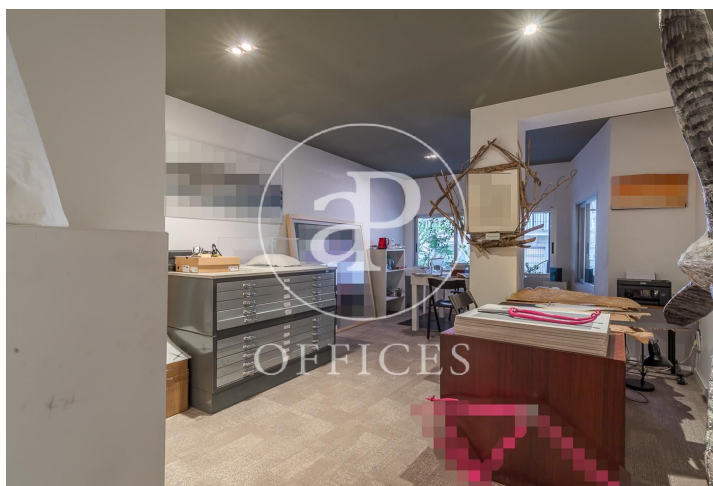
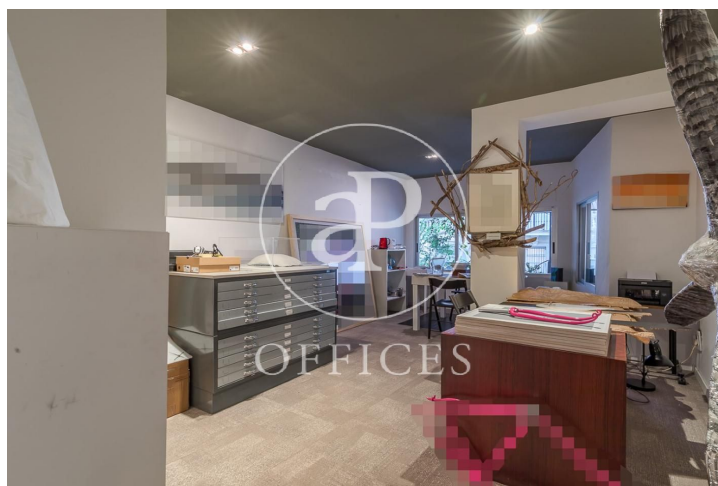
- ✓ Security
- ✓ A/C
- ✓ Heating
- ✓ Condition: Good



3,000,000 € | 400 m²

**OFFICE WITH LIBRARY IN ALMAGRO.** In the heart of the Almagro district and with an area of 401 m² between ground floor and mezzanine, and with a double height area, we find this splendid space. The premises has direct access, as it is at street level. On entering, a double glazed door leads to the first floor, of 134 m², completely open plan, with mixed services and storage. At the back, it opens onto an interior courtyard garden. An oak staircase with tempered glass handrail leads to the first floor, 229 m², with 4 offices, 3 bathrooms, a magnificent library and a very large open-plan space. It is in an excellent state of conservation and lighting. New three-phase electricity and plumbing installations 2 hot and cold air-conditioning pumps Ceiling and false ceiling designs with installations Mezzanine floor Walls in their entirety, plasterboard, shelving, etc. Windows Electric hot water heaters Pre-installation of plumbing and electricity for kitchen. In addition to the licence for office use, it has a licence for public use on the ground floor. There is an ongoing project requesting a change of use to Residential. In short, it is a very versatile space, open to various possibilities of use. Can you imagine working here?

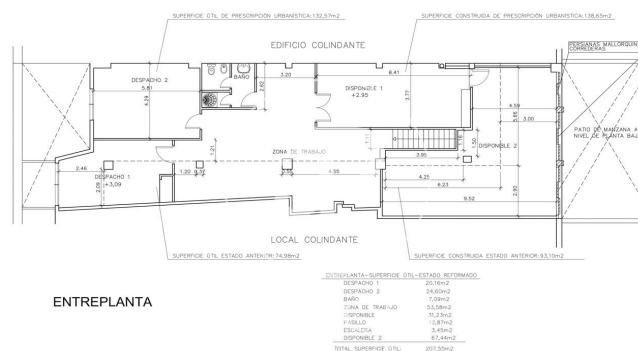
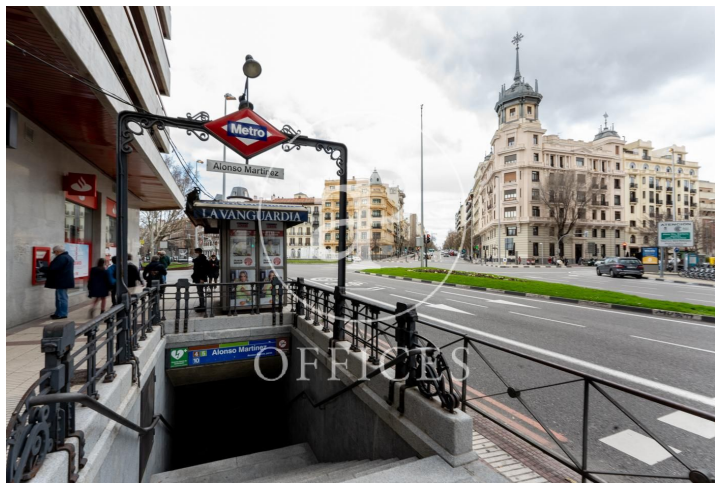












ALMAGRO  
(Chamberí)



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Contact us today for more information or to arrange a viewing

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