

# Shop for rent in Rimini

## Marina Centro

### Price on Application

Ref. CBI127-1577-213



**220 sq.m. | Bathrooms: 2 | Rooms: 2**

Rimini, Via Flavio Gioia n.7- Marina Centro

In the immediate vicinity of the shopping promenade, just 200 meters from the seafront, we offer for rent a large commercial property.

The property has an area of approximately 220 square meters, with a double entrance facing the street and a privately owned sidewalk in front, as well as a portion of an exclusive courtyard with an additional side entrance; it consists of two large open spaces, two bathrooms with dressing rooms, one of which is compliant with the law for the disabled, two rooms - changing rooms with showers.

The property is in good condition, with gas boiler and inverter air conditioning with ceiling split, compliant windows, possibility of a chimney;

The property is characterized by the size and brightness of the spaces, thanks to the large glass surface which also gives considerable visibility.

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Possibility of renting a further real estate unit on the ground floor of approximately 320 square meters, located in an angular position of great visibility; possibility of connecting the two real estate units with restoration of the internal door (possibility of a flue, large glazed surface, external area / in front of a private sidewalk).

Reserved negotiation for the lease of this real estate unit and of the entire property of a total of approximately 540 square meters.



## Certification

**Energy Class:** Under evaluation

## Features

Property ID: CBI127-1577-213	Contract: Rent
Categoria: Shop	Address: Viale Flavio Gioia, 7
Zip Code: 47921	Municipality: Rimini
Zona: Marina Centro	Total sqm: 220 sq.m.
Bathrooms: 2	Rooms: 2
Internal condition: Good	Covered sq.m.: 220 sq.m.
Number of shop windows: 2	Independent heating: Heating





