

Танковая улица, д.2 помещение свободного назначения, жилой дом 559.15 кв.м

Танковая улица, д.2, Приволжский район



142583250 руб.
255000 руб за кв.м



559.15 м²
Общая площадь



1 из 23
Этаж



Площадь:	559.15 м2
Стоимость:	142583250 руб.
Тип помещения:	Жилой дом
Тип сделки	Продажа
Адрес	Танковая улица, д.2, Приволжский район
Этаж	1



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Продается нежилое помещение на 1 этаже в ЖК «Авалон сити». Жилой комплекс комфорт класса, расположен в Приволжском районе Казани на ул.Карбышева в нескольких минутах езды от центра Казани с видом на Танковое кольцо, озеро Кабан и МКДЦ, представляет собой 3 отдельно стоящие башни на единой стилобатной части со встроенными на 1 этаже нежилыми административными помещениями. Все три секции Жилого комплекса будут сдаваться в эксплуатацию одновременно, срок сдачи 1 квартал 2024 года.

ЖК с развитой внутренней инфраструктурой, с детскими и спортивными площадками, двором с ландшафтным дизайном. Охраняемая территория, с видеонаблюдением по всему периметру.

Дом монолитный, внешние стены газоблок, вентилируемый фасад, утеплитель, внутренние стены пазогребневые плиты, фасад — фиброцементные плиты.

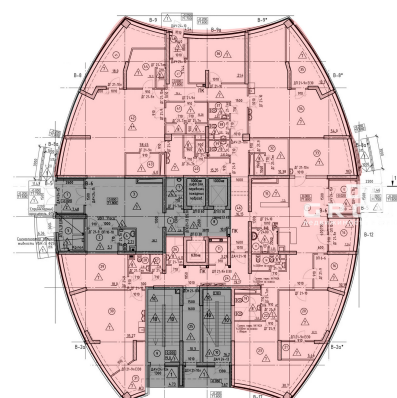
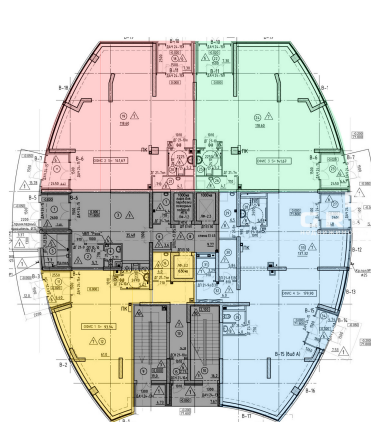
Паркинг на минус первом и минус втором этажах на 538 машиномест, а также гостевая автостоянка.

Помещение находится в 1 башне на 1 этаже на стилобате. Высота потолков 3,92 м. Панорамное остекление, 4 входных группы, 4 с/у. Площадь — 559,15 кв.м. Продается только целиком весь этаж. Есть помещения в других башнях.

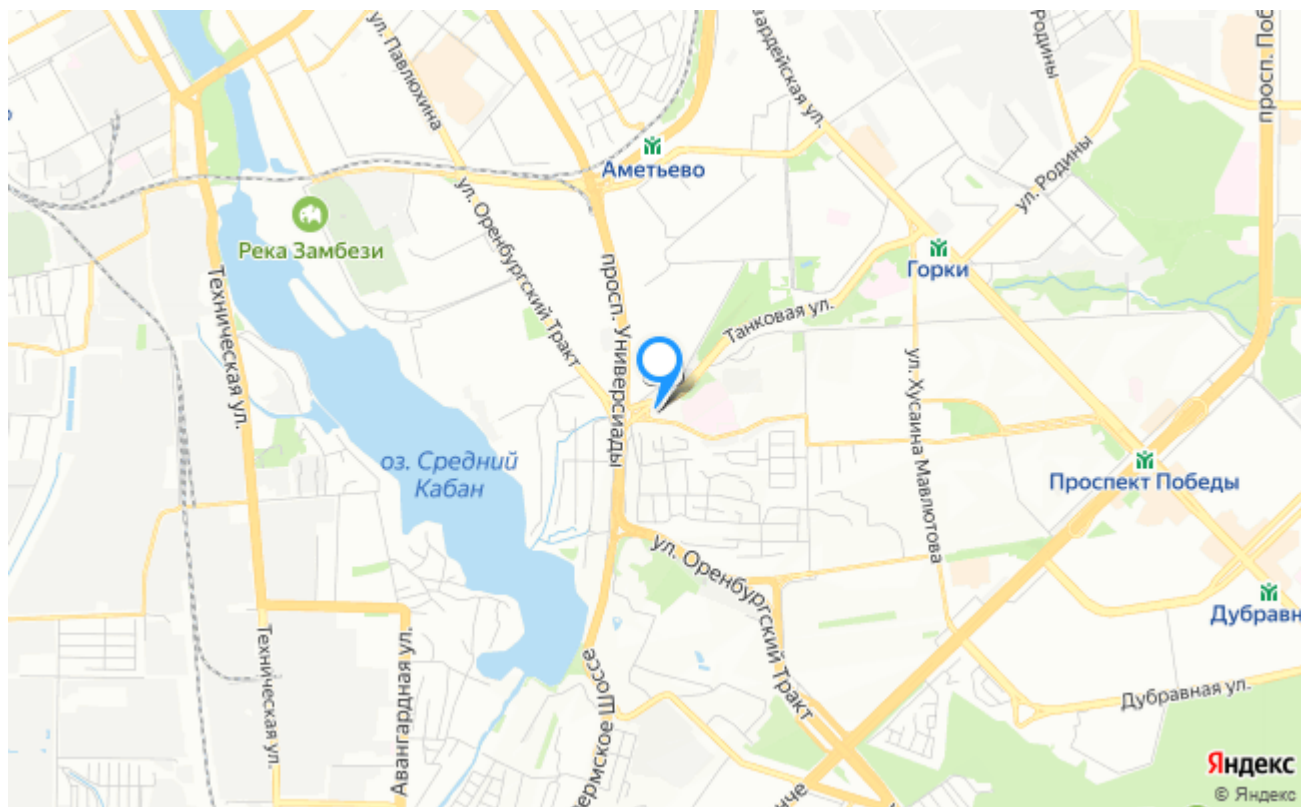
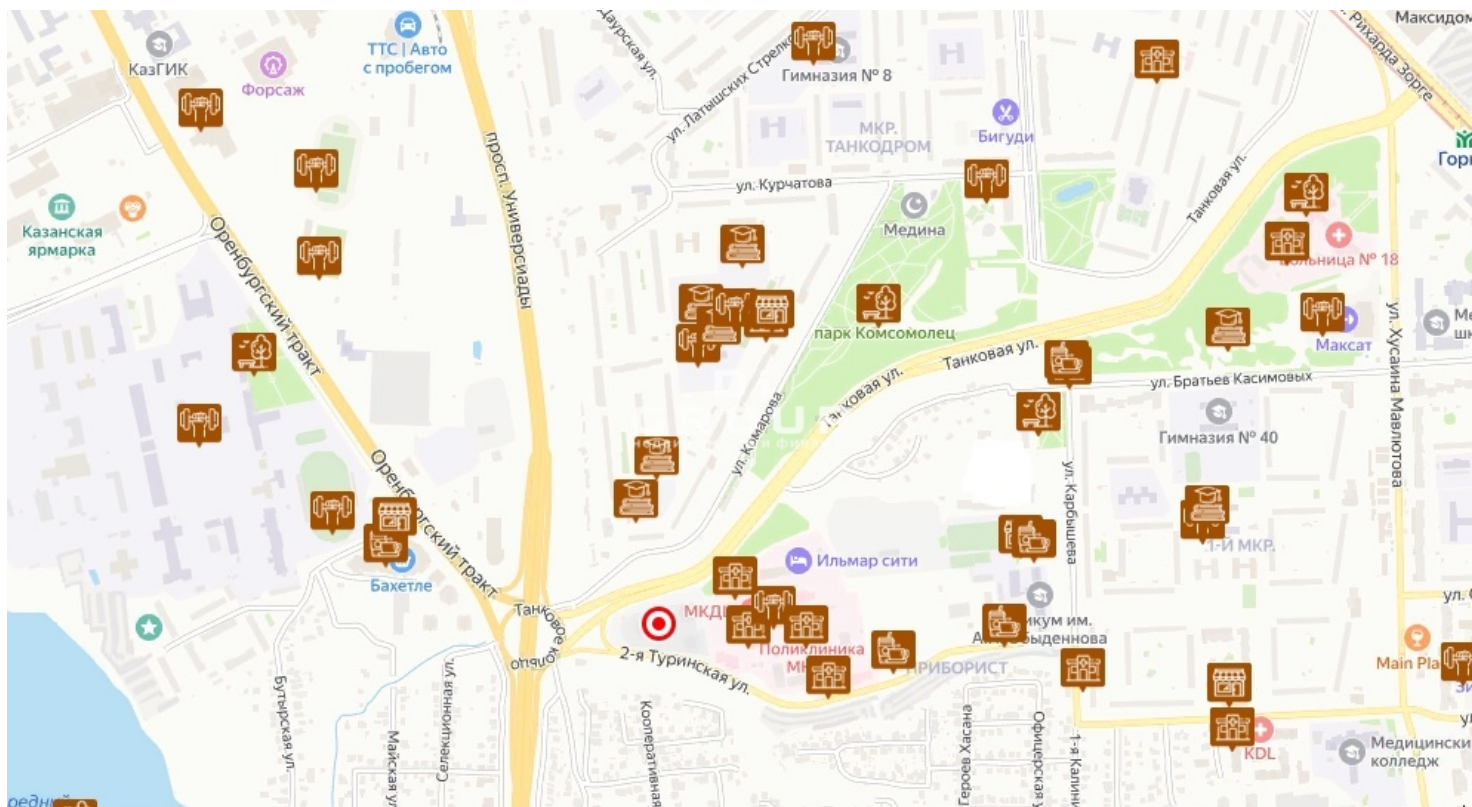
Возможное назначение: размещение торговых точек, предприятий сферы услуг, офисов.

Цена продажи – 142,5 млн.руб. (255 тыс.руб. за м2), включая НДС.

Брокер по коммерческой недвижимости «Di Group. Недвижимость и финансы», Ринат Маликов. От собственника. Без комиссии.

[illegible]

Index	Material	Amount	Unit	Index	Material	Amount	Unit
1	Concrete	1000	m ³	1	Concrete	1000	m ³
2	Reinforcement steel (B500)	1000	kg	2	Reinforcement steel (B500)	1000	kg
3	Formwork	1000	m ²	3	Formwork	1000	m ²
4	Gravel	1000	m ³	4	Gravel	1000	m ³
5	Sand	1000	m ³	5	Sand	1000	m ³
6	Water	1000	m ³	6	Water	1000	m ³
7	Electricity	1000	kWh	7	Electricity	1000	kWh
8	Labor	1000	h	8	Labor	1000	h
9	Transport	1000	km	9	Transport	1000	km
10	Waste disposal	1000	m ³	10	Waste disposal	1000	m ³
11	Permit fees	1000	€	11	Permit fees	1000	€
12	Insurance	1000	€	12	Insurance	1000	€
13	Tools	1000	€	13	Tools	1000	€
14	Equipment	1000	€	14	Equipment	1000	€
15	Materials	1000	€	15	Materials	1000	€
16	Subcontractors	1000	€	16	Subcontractors	1000	€
17	Design fees	1000	€	17	Design fees	1000	€
18	Architect fees	1000	€	18	Architect fees	1000	€
19	Engineer fees	1000	€	19	Engineer fees	1000	€
20	Surveyor fees	1000	€	20	Surveyor fees	1000	€
21	Legal fees	1000	€	21	Legal fees	1000	€
22	Marketing fees	1000	€	22	Marketing fees	1000	€
23	Advertising fees	1000	€	23	Advertising fees	1000	€
24	Publicity fees	1000	€	24	Publicity fees	1000	€
25	Consulting fees	1000	€	25	Consulting fees	1000	€
26	Research fees	1000	€	26	Research fees	1000	€
27	Development fees	1000	€	27	Development fees	1000	€
28	Testing fees	1000	€	28	Testing fees	1000	€
29	Validation fees	1000	€	29	Validation fees	1000	€
30	Deployment fees	1000	€	30	Deployment fees	1000	€
31	Monitoring fees	1000	€	31	Monitoring fees	1000	€
32	Maintenance fees	1000	€	32	Maintenance fees	1000	€
33	Support fees	1000	€	33	Support fees	1000	€
34	Training fees	1000	€	34	Training fees	1000	€
35	Documentation fees	1000	€	35	Documentation fees	1000	€
36	Compliance fees	1000	€	36	Compliance fees	1000	€
37	Security fees	1000	€	37	Security fees	1000	€
38	Performance fees	1000	€	38	Performance fees	1000	€
39	Reliability fees	1000	€	39	Reliability fees	1000	€
40	Scalability fees	1000	€	40	Scalability fees	1000	€
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42	Interoperability fees	1000	€	42	Interoperability fees	1000	€
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45	Modifiability fees	1000	€	45	Modifiability fees	1000	€
46	Testability fees	1000	€	46	Testability fees	1000	€
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54	Performance fees	1000	€	54	Performance fees	1000	€
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190	Scalability fees	1000	€	190	Scalability fees	1000	€
19							



Консультации и подбор недвижимости

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