



CITR

O COMPANIE
IMPETUM GROUP



TRUST
insolvency

Titan Maşini Grele

Industrial platform,
Bucharest, ROMANIA



ADVANTAGES

Opportunities for development



Industrial

(production, storage,
logistics)



Residential



Comercial



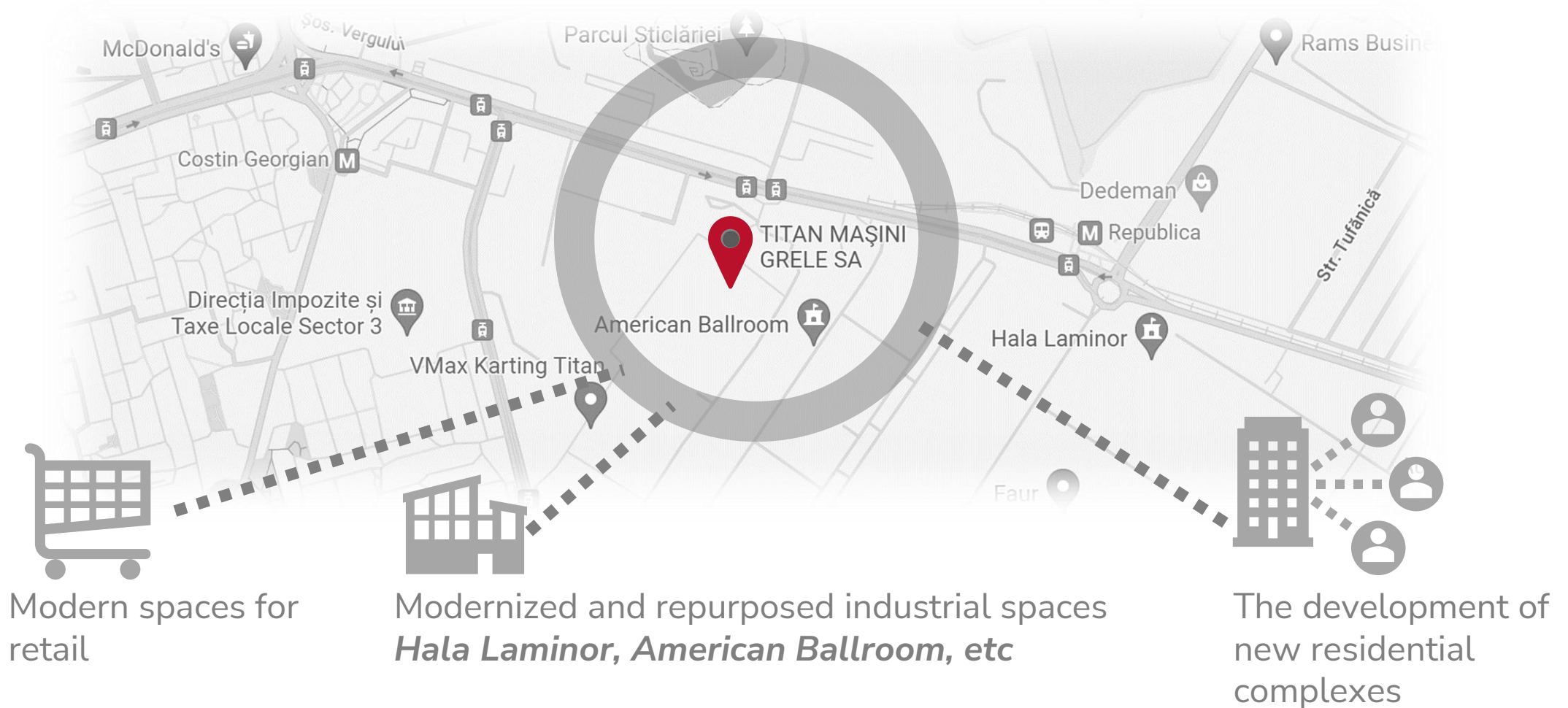
Mixt



LOCATION

Bucharest, sector 3, Bd. Basarabia, no. 250

The property is located in an upcoming area that is already in a process of conversion and urban regeneration.



ACCES

BD. BASARABIA

BD. 1 DECEMBRIE 1918

ACCES AUTO

ACCES AUTO



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INFRASTRUCTURE / TRANSPORT



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Subway station
REPUBLICA and **COSTIN**
GEORGIAN



Streetcar and bus



Train station
TITAN SUD

VICINITIES



KAUFLAND
BASARABIEI,
LIDL, CARREFOUR,
HALA LAMINOR,
DEDEMAN



New residential
complexes
VERIS TITAN,
HERCESA, GREEN
POINT



STICLĂRIEI PARK

ASSETS COMPONENT

Urban land
with a total area of
47.286 mp.

It encompasses land related to the industrial warehouses, office buildings, concrete platforms, and the adjacent vacant land

Industrial warehouse complex

with a total area of

34.870 mp.

Corp B4 – Surface area 30.429 mp, Height 15-22 mp
Corp C1 – Surface area 3.294 mp, Height 15 mp
Corp E10 – Surface area 1.147 mp, Height 15 mp
Utilities / amenities – Industrial electrical installations, plumbing, fire hydrants, overhead crane systems, heating with air heaters.

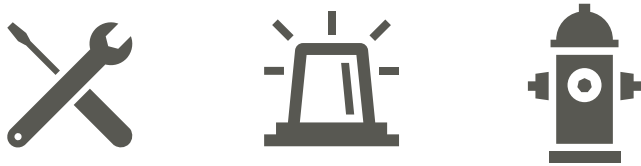
Office building

Basement+Ground floor+5 stories+terrace, with a total area of

2.717 mp.

+ closed terrace with a total area of 124 mp.

The building was renovated in 2009.



Utilities / amenities

- PVC joinery with double-glazed windows
- electrical installation
- sanitary fixtures
- private heating system
- air conditioning
- indoor fire hydrants
- elevator
- alarm



VIDEO DETAILS



Drone footage can be accessed at this link: <https://shorturl.at/zm7vr>



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