

Industrial Space –Sale/Rent– 7,762 sqft

En Venta

\$800,000

Ubicación de la propiedad

Provincia	Locations
Distrito	Panamá
Corregimiento	Panamá
Barrio	Las Mañanitas
Calle	PH CENTRO LOGÍSTICO DOS CAMINOS

Detalles de la Propiedad

Property ID:	MLS-22564
Listing Type:	En Venta
Property Type:	Warehouses
Building Neighborhood:	PH CENTRO LOGÍSTICO DOS CAMINOS
Price:	\$800,000
Monthly Fee:	\$261
Year Built:	2016
Lot Size:	522 m ²
Construction Area:	721 m ²

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Descripción de la propiedad

Warehouse for Sale or Rent – PH Centro Logístico Dos Caminos (Mañanitas, Panama) Available for sale or rent, this industrial warehouse is located in PH Centro Logístico Dos Caminos, just 250 meters from the Mañanitas metro station, with direct access to the Pan-American Highway. Ideal for logistics, storage, distribution, or commercial operations. Location: Mañanitas, Panama City Total construction area: 7,762 sqft (721 m²) Ground floor: 5,629 sqft (523 m²) First mezzanine: 1,227 sqft (114 m²) Second mezzanine: 904 sqft (84 m²) Land area: 5,618 sqft (522 m²) Distribution: Large warehouse space with roll-up door and loading zone Office area on two levels Equipped kitchenette Bathrooms on each floor Storage/deposit on the upper level Construction features: Steel structure with translucent polycarbonate roof Cement and porcelain tile flooring Block, gypsum and insulated panel walls Glass and aluminum doors, metal security access Natural light and ventilation Systems and Equipment: Fire alarm system (wet sprinklers) CCTV and security cameras Electric gate Backup generator Water reserve tank Wastewater treatment plant Underground electrical wiring Internet and telecom infrastructure PH Centro Logístico Dos Caminos: Gated industrial complex with 47 units. Zoned MP-C2 (Medium-Intensity Commercial), suitable for offices, logistics, retail, and mixed commercial uses.

Características

Acceso fácil	Próximo a área comercial	Servicio de agua potable	Acceso a carretera
Cercada	Ubicación Central	Depósito	Cámara de Vigilancia
Cerca Electrificada	Planta eléctrica total	Tanque de reserva de agua	Rociadores de Incendio

Amenidades

- **The monthly fee includes:** Administración, Agua, Mantenimiento de áreas comunes, Seguridad
- **Air Conditioner:** Split
- **Access:** Asfalto
- **Roof:** Lámina de Zinc
- **Water:** Acueducto
- **Construction:** Acero, Bloque, Concreto
- **Condition:** Bueno
- **Zoning:** MP-C2