Anchor retail space on a main avenue

Monterrey / For lease / Price: Upon request



Description

Large-format space for an anchor store, with wide frontage and a rear loading dock.

Location

Monterrey, Nuevo León

View location on the map

Specifications

Areas

Built area	3,800 m²
Leasable area	3,600 m²
Frontage	60 m
Depth	63 m

Building

Levels	1
Clear height	7 m
Age	4 years

Capacity and operations

Parking	220
Dock doors	2

Power

Power	400 kVA

Location and market

Traffic count	45,000 vehicles/day

Features

Building and facilities

- Central air conditioning

Retail and visibility

- Frontage on a main avenue
- Corner location
- Signage / billboard space
- Suitable for an anchor store
- Loading dock / yard
- Nearby public transport

Accessibility and compliance

- Wheelchair accessible
- Approved commercial zoning
- Fire protection system

Security and parking

- 24-hour security
- CCTV

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