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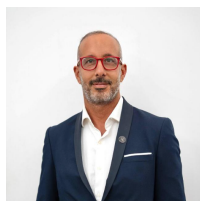
Building for Sell in Corato

📍 Strada Esterna La Logna, Bari, 70033 (BA)

850.000€



Contact info



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Description

Real Estate Investment in Corato: Income-Generating Building with Institutional Tenant

In the commercial heart of the Bari province, specifically in Corato along **Strada Esterna La Logna**, lies an extraordinary opportunity for those seeking a solid real estate investment capable of generating an immediate, guaranteed yield. This imposing **independent building** is the perfect synthesis of capital value and financial security. It offers a total surface area of approximately **1,050 square meters**, rationally distributed across three distinct levels: a spacious basement, a functional ground floor, and a bright first floor. The structure is surrounded by a vast **private outdoor area of 1,300 square meters**. This external space is not merely decorative; it is a fundamental practical resource providing autonomy, easy vehicle maneuverability, and extensive parking zones, drastically enhancing the overall functionality of this commercial asset.

What truly sets this property apart as a rarity within the Apulian investment landscape is its current lease status, which classifies it as a **low-risk asset**. The entire property is currently **leased to a public entity** under a solid, active contract. This ensures the future owner a consistent, timely cash flow, free from the uncertainties typically associated with traditional commercial leases. Acquiring a property of this profile means relying on the **absolute solvency of an institutional tenant**, transforming capital into a secure and long-lasting income stream.

It is the ideal solution for forward-thinking investors or **wealth funds** looking to add an income-generating asset to their portfolio that produces tangible economic benefits from the moment of purchase.

The location on **Strada Esterna La Logna** ensures strategic visibility and excellent accessibility, situated within a dynamic urban context perfectly connected to the main road arteries leading to Bari and Northern Puglia. The building is in **excellent maintenance condition**, making it an immediately productive asset that requires no structural interventions, thus simplifying long-term property management.

Choosing this income-generating building in Corato means acting with expertise in the Apulian real estate market, securing a large-scale property in a rapidly expanding economic zone.

Details



Property ID: CBI094-169-64107



Surface: 1050.00 m²



Rooms: 30



Garden: Privato, 1.300 sqm



Bathrooms: 10



Energy Class: G EP glnr: 175.00 kwh/m²



Bedrooms: 30

Property Features



Floor: **Building**



Conservation status: **Renovated**



Current condition: **Free upon deed**



Surface: **1050.00 m²**



Rooms: **30**



Bedrooms: **30**



Bathrooms: **10**



Elevator: **1**



Garden: **Private, 1.300 sqm**

Nearby



Gyms



Beauty centres



Soccer fields



Sport centres



Tennis courts



Cycle paths



Playgrounds



Rail station



Public transports



Nursery school



Primary schools



Secondary schools



High school



Bar



Post offices



Shopping centres



Municipal office

Images

