



**€550,000**

**Ref: PW2138**

**110 sqm**

Extremely Lucrative Commercial Opportunity. This is a fantastic opportunity to purchase a prime piece of commercial Real Estate. The property is located in the heart of downtown Baixa, Porto on the famous Rua do Catarina. T

- Central heating
- Concierge Service
- Garden
- Covered Parking

Telephone: +351 213 471 603  
Email: [info@portugalhomes.com](mailto:info@portugalhomes.com)

Praça da Alegria 1, 3rd Floor, 1250-004 Lisboa, Portugal Licence AMI - 14414 | APEMIP 5940



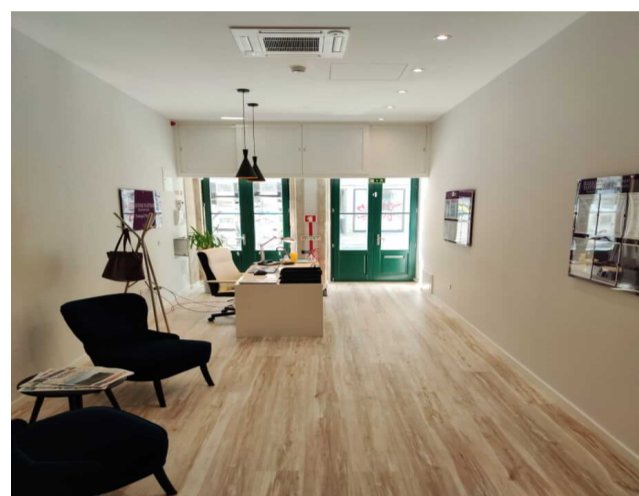
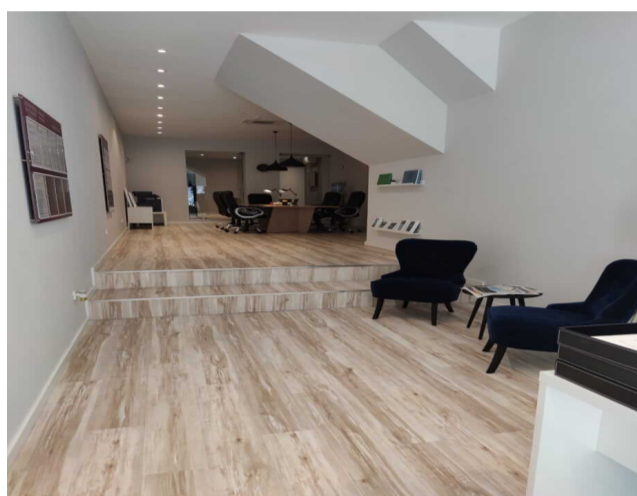
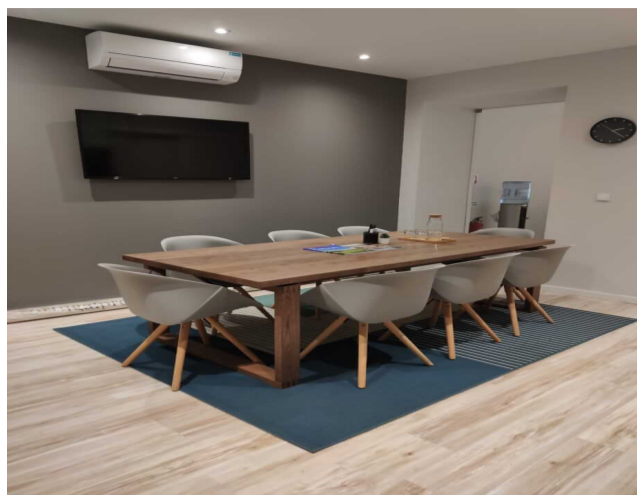
## Property Description

Extremely Lucrative Commercial Opportunity. This is a fantastic opportunity to purchase a prime piece of commercial Real Estate. The property is located in the heart of downtown Baixa, Porto on the famous Rua do Catarina. This area boasts the high touristic footfall of any street in Porto - meaning its heavily sought after for commercial entities. The building itself was entirely renovated only a few years ago meaning the structure and aesthetic of the building has longevity. Currently the property has an existing tenant that has committed to another 5 years at a value of €2,000/month. The Tenant is a well known international brand with a strong market share - offering peace of mind for any buyer and rendering this income affectively net returns. The capital price is very competitive for its location and specification and should offer sizeable capital returns of the coming years. A fantastic opportunity for a low risk investment. For more information, feel free to contact our team.

Have a look at our other [properties for sale in Porto and around](#).

More about the area in our [guide to Porto](#).

## Gallery



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## Additional Details

### Attributes

<b>Status</b> Sold	<b>Net Area</b> 110sq m	<b>Gross Area</b> 110sq m
<b>Condition</b> Refurbished		

### Property Features

Central heating	Concierge Service	Garden
Covered Parking		

## Site Floorplan

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