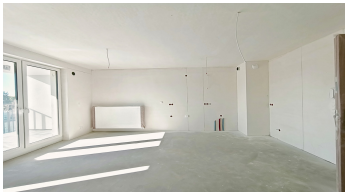
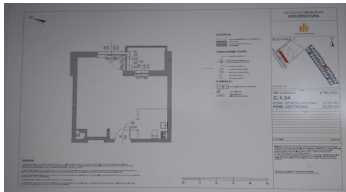


Warszawa, Białołęka
Local 31 m²

31 metres | 1 floor

Sales
Price 294 600 PLN
price per m² 9 500 PLN



Offer description:

IDEAL INVESTMENT - SMALL INVESTMENT PREMISES IN WARSAW'S BIAŁOŁĘKA DISTRICT, MODLIŃSKA UL. - PLANNED DATE OF HANDOVER: Q1 2027 - OWNERSHIP WITH A SEPARATE LAND AND LAND REGISTER - NON-RESIDENTIAL PREMISES

A modern premises for sale in a newly constructed investment in Białołęka – a very dynamically developing district of Warsaw.

Usable area: 31.01 m²

Floor: 1st floor (2nd floor / elevator)

The premises have two large windows and a balcony , which provide excellent lighting and the possibility of separating a bedroom or study area.

The investment is under construction – the planned handover of the premises is the beginning of 2027

The estate is planned to include a green relaxation zone exclusively for residents, with a private forest, illuminated paths, gazebos and benches.

The building has a garage and a bicycle room.

The estate is monitored and protected.

Ecological solutions – air heat pumps and photovoltaic panels.

An ideal investment for rent or running a business – very good transport connections to the center of the capital.

ONLY A FEW LOCATIONS AT SUCH AN ATTRACTIVE PRICE

Net price - 23% VAT will be added to the price.

INVESTMENT BENEFITS:

Possibility of deducting VAT from purchases.

Very good price – no other deposit will give such a return

Attractive location – right next to Modlińska Street (a three-lane artery of Białołęka, bus stop – 4 minutes' walk from the investment), close to green areas, service and educational facilities.

A maintenance-free investment, we'll handle everything for you – you can outsource your rental management to us, allowing you to generate passive income without the owner's daily intervention. We can also finish the property and fully prepare it for occupancy.

Long-term, secure capital investment and passive income – since Warsaw remains the fastest-growing market, with year-round, consistent demand for accommodation, owning a small investment property in Białołęka is a great investment with the added benefit of generating regular rental income. This city significantly enhances investment security and stability.

Increase in property values – the dynamically developing capital continues to increase property values over time.

Call for more details, we have more units available in this development – the offer is limited in quantity and time.

**You are interested in this property
contact us for an appointment.**

**Call us
+48 537 500 745**

**Send a message
info@warsawproperties.pl**