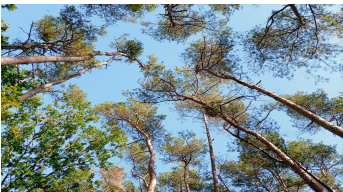


Warszawa, Białotłęka
Local 26 m²

26 metres | 1 floor

Sales

Price 260 000 PLN
price per m² 9 662 PLN



Offer description:

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

For sale: a modern commercial premises with a hotel function in a newly constructed investment in Białołęka – a very dynamically developing district of Warsaw.

Usable area: 26.91 m².

Floor: 1st floor (2nd floor).

The premises have two windows and a balcony, which provides excellent lighting and the possibility of separating the bedroom area.

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

The estate features a green relaxation zone exclusively for residents, with a private forest, illuminated paths, gazebos and benches.

The building includes a garage and bicycle storage. The development is monitored and secured. Eco-friendly solutions include air-source heat pumps and photovoltaic panels. An ideal rental investment with excellent transport links to the city center.

The given price is net, 23% VAT should be added.

INVESTMENT BENEFITS: Possibility of full VAT deduction on purchase

Very good price – only a dozen or so premises at such an attractive price

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

A maintenance-free investment, we'll do everything for you – you can outsource your rental management to us, allowing you to generate passive income without the daily intervention of the landlord.

Additionally, **the premises can be finished by us and fully prepared for rent or business purposes.**

Long-term, secure capital investment and passive income – as 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 additional generation of regular rental income. This city significantly increases the security and stability of investments. Property value appreciation – the dynamically developing capital city continues to increase property value over time.

Call for more details, we have more units available in this development.

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

**Call us
+48 537 500 745**

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