



Investment offer

service development

0.2080 ha

Stanisława ze Skalbmierza St. 5
Kraków – Śródmieście



Ownership	Municipality of Krakow
Area	0.2080 ha
Approximate price of the property	Valuation pending
Information on the tender	
Location	Plot no. 945/6 precinct 23, registration unit Śródmieście, Stanisława ze Skalbmierza Street 5
Current state	<p>The property has an irregular shape. Part of it is covered with trees and shrubs, as well as grassy vegetation. In the event of an inevitable collision with the existing greenery, the investor should apply for an environmental protection agreement in terms of greenery protection.</p> <p>The property is partly developed with a one-floor, utility building with a basement and usable area of 410.90 m², cubic capacity of 2076 m³, built in 1964. The building is equipped with electrical, water supply, sewage, gas and central heating installations. The building has 7 commercial premises, including one leased by the Municipal Buildings Board for an indefinite period, the remaining premises are vacant.</p> <p>The property in question is to be sold without terminating the lease agreement, pursuant to art. 678 and 679 of the Act of April 23, 1964, Civil Code. According to the quoted regulations, in the event of the sale of a leased item during the lease, the buyer enters into a lease in place of the seller. In the case of commercial property lease agreements that have been concluded for an indefinite period, the agreements can be terminated with statutory notice periods, in this case one month ahead at the end of the calendar month (Article 673 § 2 of the Civil Code). If the duration of the lease is definite, both the lessor and the lessee can terminate the lease in the cases specified in the Agreement.</p>
Immediate surroundings	Multi-family residential and service buildings, garage complexes, school.
Transport accessibility	Transport service for the current property development can take place via two existing exits from Stanisława ze Skalbmierza Street. In the future, the terms of the transport service of the property will depend on the program planned for the investment and additional traffic generated.
Utilities	The property is located within the technical infrastructure network. Connecting the facility to the technical infrastructure network will be possible under the conditions specified by network administrators. A gas network runs along the northern border of the plot. Power, water and sewage and central heating connections also run through the plot.
Proposed development programme	The area comprising the property is subject to the provisions of the local spatial development plan for the „Olsza” area according to which it is located in U.11 service development areas.
More details about the area	http://obserwatorium.um.krakow.pl