

NWRE

North West Real Estate

Rīga

Commercial premises for lease

Premises
264,3 m²



April 2024

NWRE

North West Real Estate
Riga

Riga, Matisa street 38-13

Premises

Total area:

264,3 m²

Floor: 1, -1

Possible usage:

commercial, shop, salon,
cafe, restaurant,
office/agency

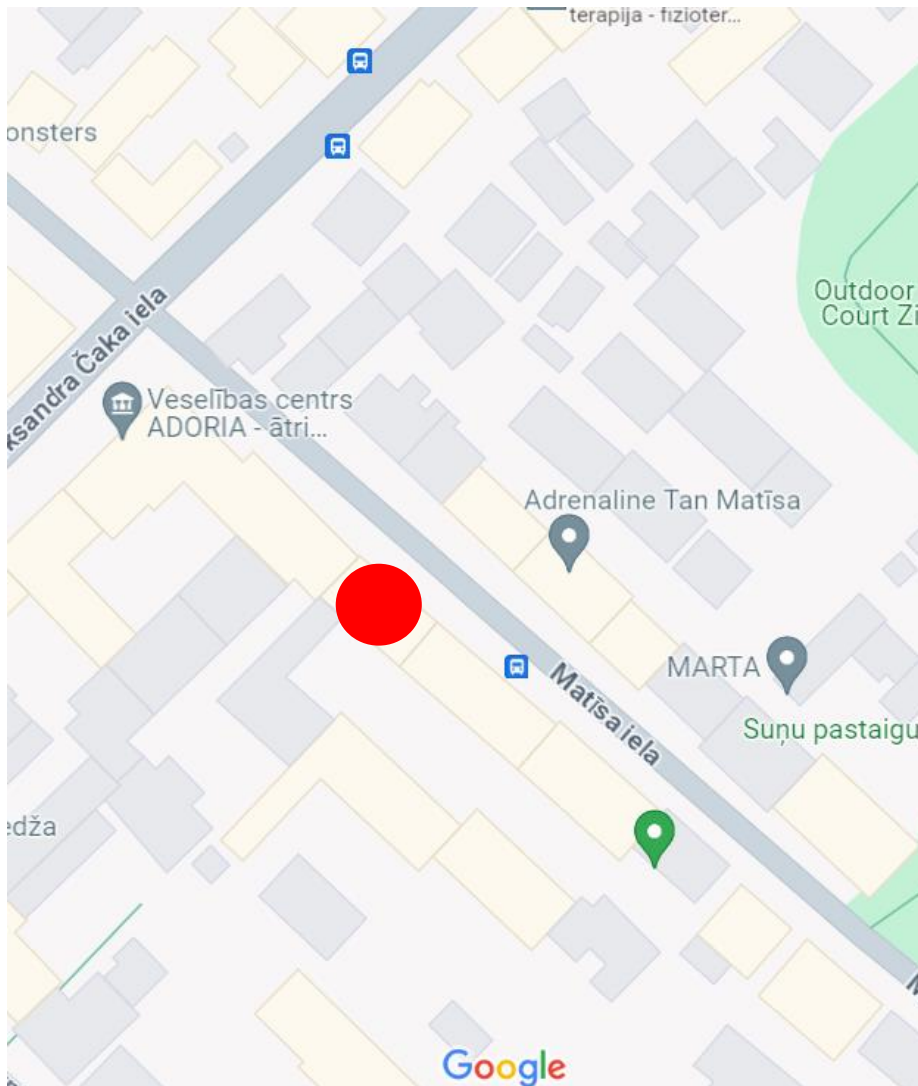
North West Real Estate:

a company engaged in the
management, development
and long-term lease of its
own commercial real estate.



April 2024

Location



- Active, commercial centre of Riga;
- Intersection of Matisa and Aleksandra Čaka Str. – intensive traffic flow and many pedestrians;
- Impressive façade with large shop windows and good visibility;
- Panoramic park Ziedondarzs with children playgrounds, street basketball playgrounds, alleys for walks and leisure;
- Nearby located shops Rimi, Maxima, Mego, Drogas, Narvessen, s/c Bērnu pasaule, bank Luminor;
- Parking on adjacent streets;
- Convenient access by public transport;
- 1,6 km to Riga Central Railway Station; 1,7 km to Riga International Bus Station.

Premises from the owner

Commercial offer:

Floor:	1, -1
Leasable area:	264,3 m ² (1 floor 151,5 m ² , -1 floor 112,8 m ²)
Rent rate:	1700 EUR/month + VAT
Additional costs:	according to the tariffs of management companies and utilities costs



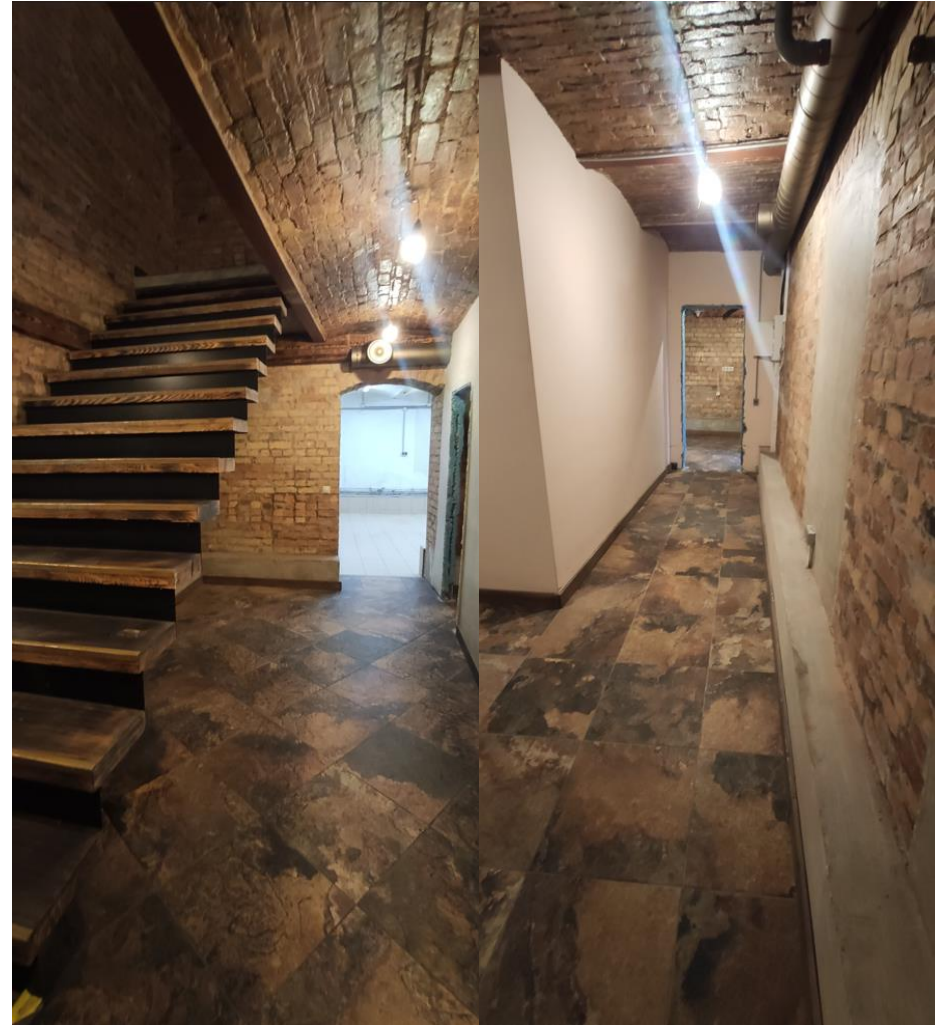
Technical characteristics

Leasable area:	264,3 m ² (1 floor 151,5 m ² , -1 floor 112,8 m ²)
Floor:	1, -1
Electricity:	15 kW, three-phase, can be increased
Heating:	gas
Ventilation syst.:	installed
Conditioners:	can be installed
Water supply:	central hot, cold water
Sewerage:	household
Ceiling height:	1 floor up to 3,6 m, -1 floor up to 2,5 m





Photos



Layout

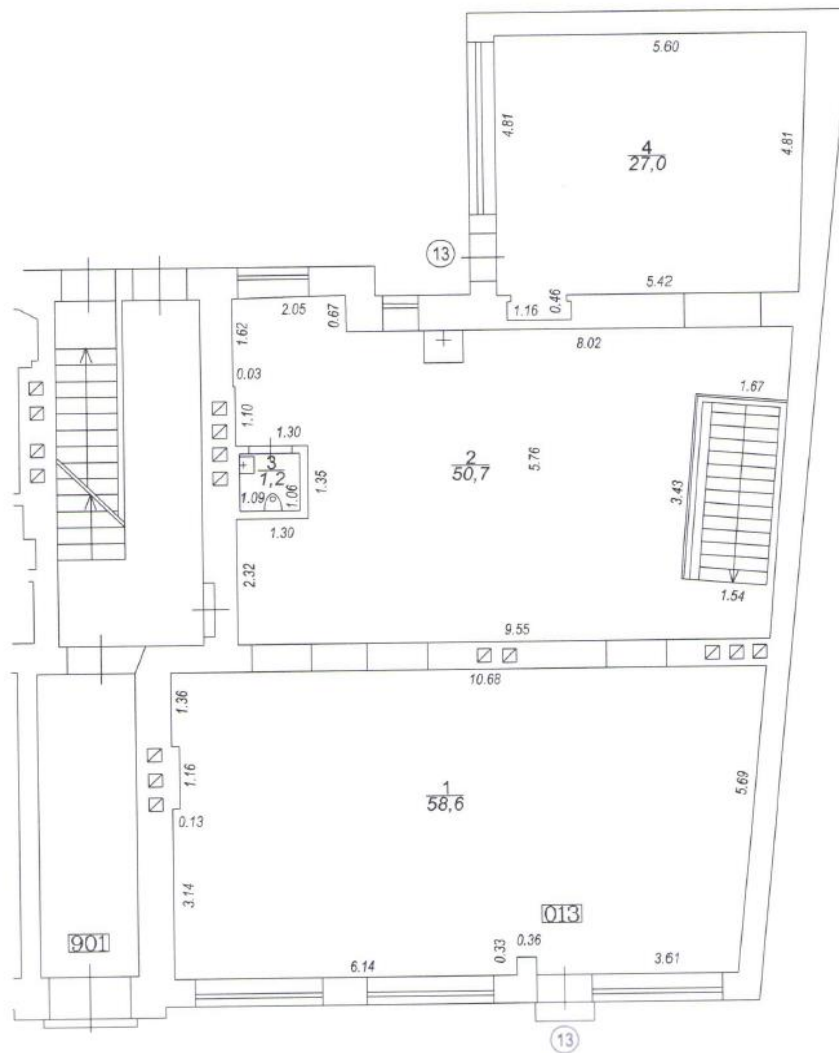
Premises

Total area

264,3 m²

1 floor

151,5 m²



Layout

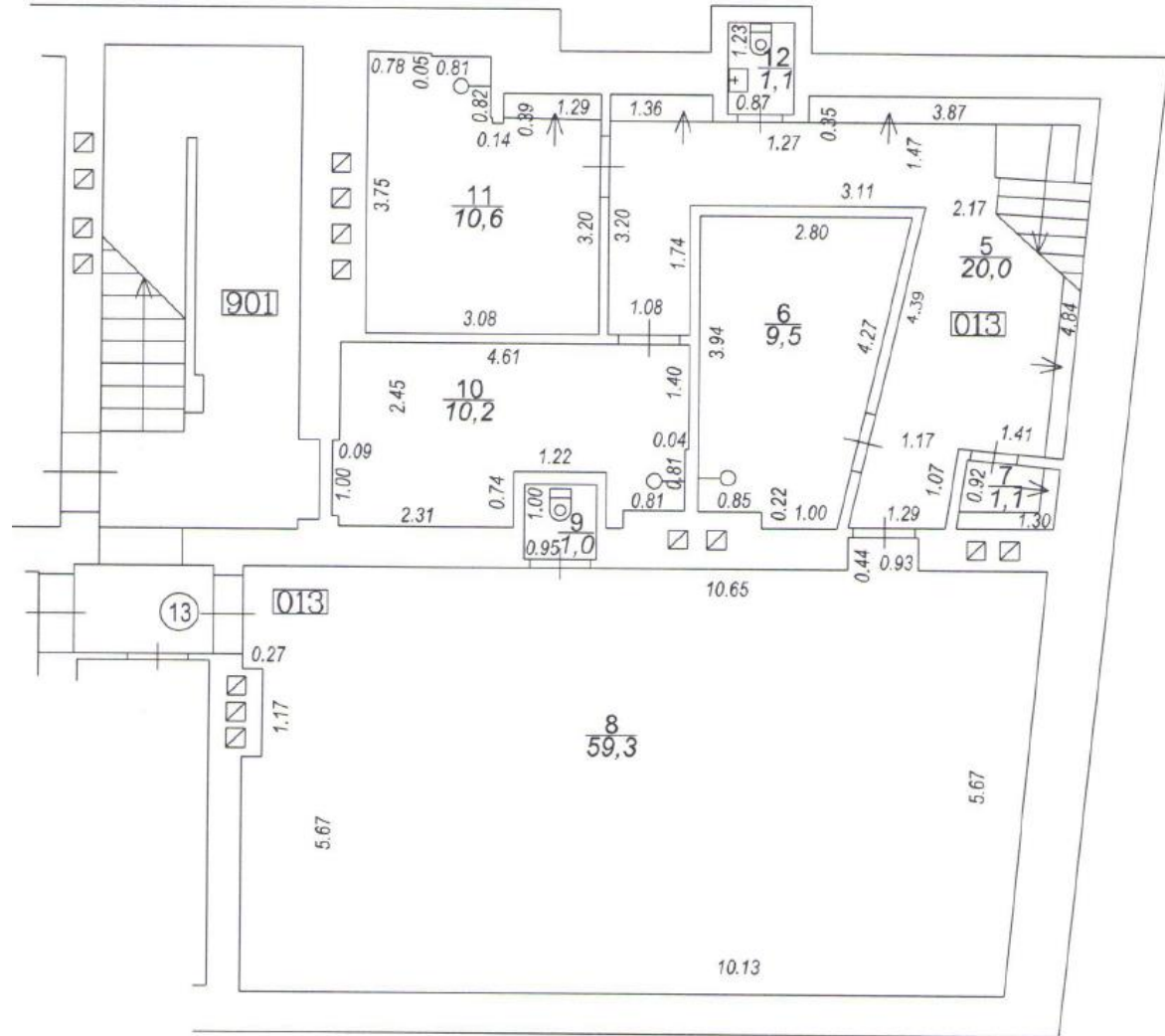
Premises

Total area

264,3 m²

-1 floor

112,8 m²



Contacts

NORTH WEST REAL ESTATE

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We can offer other premises for lease from the owner in Riga city centre!