



**KENSINGTON**<sup>®</sup>  
Finest Properties International



## general:

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<b>object number external:</b>	Kensington_KSW_597	<b>as from:</b>	18.09.2024
<b>usage:</b>	business	<b>marketing method:</b>	rent/lease
<b>property:</b>	retail trade	<b>construction year:</b>	1903
<b>place:</b>	67346 Speyer	<b>Floor space:</b>	165,00 m <sup>2</sup>
<b>Store space:</b>	150,00 m <sup>2</sup>	<b>Sales space:</b>	150,00 m <sup>2</sup>
<b>rentable space:</b>	165,00 m <sup>2</sup>	<b>Total space:</b>	165,00 m <sup>2</sup>
<b>Number of Rooms:</b>	4,0	<b>Condition:</b>	groomed

## prices:

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<b>net rent:</b>	6.930,00 €	<b>additional costs:</b>	280,00 €
<b>rent, utilities included:</b>	7.210,00 €	<b>broker's fee:</b>	2,38 fache der monatlichen Kaltmiete (inkl. gesetzlicher MwSt.)

## energy certificate:

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<b>type of energy ID:</b>	BEDARF	<b>expiry date:</b>	2034-02-14
<b>age group:</b>	2014	<b>heating YOC:</b>	1903
<b>primary energy sources:</b>	GAS	<b>final energy demand:</b>	696.40 kWh/m <sup>2</sup> /a

## contact person:

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<b>company:</b>	KENSINGTON Südliche Weinstraße	<b>name:</b>	Fabian Lauer
<b>street:</b>	Martin-Luther-Straße 14	<b>place:</b>	76829 Landau in der Pfalz
<b>phone:</b>	+49 6341 54963 60	<b>fax number:</b>	+49 6341 54 963 61
<b>Email:</b>	fabian.lauer@kensington-international.com	<b>www:</b>	www.kensington-suedliche-weinstrasse.com

## Infrastructure:

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### images

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Vogelperspektive



Verkaufsfläche



WC



Obergeschoss



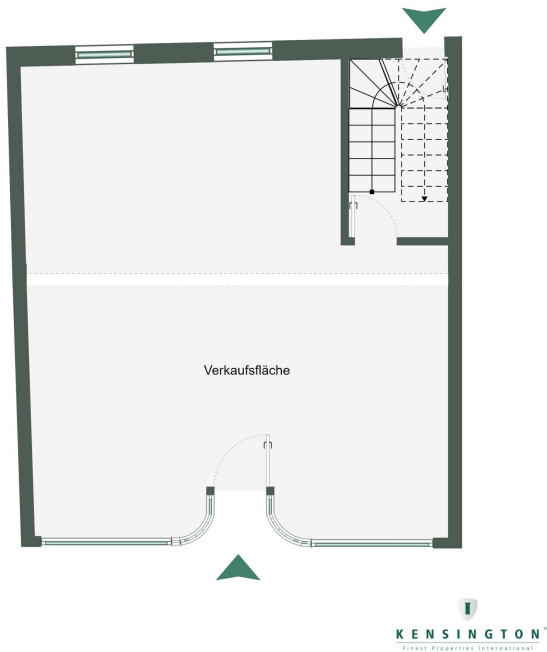
Lager / Küche



Team

A graphic introducing the team. It features two portraits: a man in a suit and a woman in a black blazer. To the right, there is promotional text in white and orange on a dark green background. The text includes '0% Risiko', '100% Leistung', 'KENSINGTON SÜDLICHE WEINSTRASSE', and the website 'www.kensington-suedliche-weinstrasse.com'. The Kensington logo is at the bottom.

Erdgeschoss



Obergeschoss

