



PRODUCTION, WAREHOUSE AND SHOWROOM BTS VISOKO

Name of the business building	Production, warehouse and showroom in Visoko
Location/Municipality	City of Visoko The property is located in Ozrakovici, Visoko. The location is ten minutes (about 2 km) away from the highway, to which the city bypass leads. The property is located on the road to Ilijas/Sarajevo for transportation purposes and without using the highway.
Ownership	Private 100%
Purpose of the business building (Regulatory Plan)	A production and storage facility for rent, a ground floor hall with a total area of 1000 m ² in Ozrakovici, Visoko. The property is open concept. It consists of a production and storage area with 2 toilets and 6 offices in the gallery. It has one cargo entrance with a covered area for unloading, and a pedestrian entrance. The floor is older ferroconcrete suitable for different purposes. Heating is on solid fuels from our own boiler room. There is enough parking space for workers and vehicles within the facility, while for increased needs it is possible to rent larger parking lots and manipulative capacities. Physical security around the complex. The complex also contains a gas station with the most favorable fuel price for trucks. If necessary, it is possible to rent an additional 780 m ² of space - a renovated two-story production and storage facility. Also, additional offices can be rented in the main administrative building of the complex. Electricity needs are contracted in accordance with the needs of production processes. Equipment: Steel/glass exterior joinery. Wooden interior joinery. Ferro concrete on the floors. Two toilets. Central heating from our own solid fuel



	boiler room. Private parking. Transformer station with sufficient capacity to supply electricity according to needs.	
Surface (m²)	1 100 m ²	
Land surface (m²)	16 000 m ²	
Infrastructure	Road connection	Yes
	Electricity	Yes
	Water	Yes
	Gas	Yes
	Phone & Internet	Yes
	Sewage	Yes
Selling	No	
Leasing	Yes, Price not fixed (4,50 BAM per m ²)	
Supporting information available	For additional information about this business building, please contact FIPA either by e-mail: fipa@fipa.gov.ba or phone number: +387 33 278 080.	