



## Investment Offer

*Residential and service development*

**0,4254 ha**

Tyniecka 43 C St.  
Krakow – Podgórze



Ownership	Municipality of Krakow
Area	0,4254 ha
Approximate price of the property	Apraisal report in the second half of 2023
Information on the tender	The planned tender date is the fourth quarter of 2023
Location	Plot no 71/4 precinct 8 Podgórze, Tyniecka 43 C St.
Current state	The property is developed with an administration building, an industrial building, an electrical workshop building and a garage.
Immediate surroundings	The property is located in the Administrative District 8 Dębniki at Tyniecka St. In the immediate vicinity of the property there are multi-family housing, a pedestrian and bicycle route on the Vistula embankments, the Vistula River and the Bielańsko-Tyniecki Landscape Park.
Transport accessibility	The communication service of the real estate in terms of pedestrian and vehicle traffic takes place via a public road – Tyniecka St.
Utilities	The property is located within the range of the technical utilities.
Proposed development programme	<p>The area which the property is included in is not subject to the Local Spatial Development Plan. In accordance with the indications of the Study of Conditions and Directions of Spatial Development of the City of Krakow, the property is located in the MW multi-family housing development area.</p> <p>In the absence of a Local Spatial Development Plan, the determination of land development methods and land development conditions is made by way of a decision on land development and land development conditions, in accordance with Art. 4 sec. 2 of the Act of March 27, 2003 on spatial planning and development (Journal of Laws 2021, item 741). The Municipality of Krakow did not apply for a decision on the development conditions.</p>

**Municipality of Krakow, Entrepreneurship and Innovation Department**

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*This offer is for information purposes only and does not constitute an offer within the meaning of Article 66 §1 of the Civil Code and other relevant legal provisions. Tendering proceedings for the lease of real estate with their information and substantive support are carried out by the Board of Municipal Buildings in Krakow. The current list of municipal real estate for lease and detailed terms of tenders can be found on the Public Information Bulletin of the City of Krakow webpage.*