



## Investment Offer

*Residential and service development*

**0,0502 ha**

Św. Wawrzyńca 26 St.  
Kraków – Śródmieście





<b>Ownership</b>	Municipality of Krakow
<b>Area</b>	0,0502 ha
<b>Approximate price of the property</b>	No property valuation.
<b>Information on the tender</b>	The Krakow City Council consent is required for sale by tender. The property is recommended for sale via an open tender.
<b>Location</b>	Plot No. 117/1 precinct 12 Śródmieście, Św. Wawrzyńca 26 St.
<b>Current state</b>	The property is built up with a three-storey, basement tenement house built at the beginning of the 20th century with an area of 501 m <sup>2</sup> . The property is entered into the municipal and provincial register of monuments. The property is located in the area of the urban layout of the former town of Kazimierz with Stradom entered into the register of monuments under the number A-12 and the historical monument „Kraków – historical complex of the city” (an area entered on the UNESCO World Heritage List). The building is in poor technical condition and requires comprehensive renovation. It is equipped with electrical and water and sewage installations. Currently vacant.
<b>Immediate surroundings</b>	The property is located in Administrative District I- Old Town. In the immediate vicinity there are multi-family housing developments and public utility buildings.
<b>Transport accessibility</b>	The property is accessed in terms of pedestrian, vehicle traffic via a public road – Św. Wawrzyńca St.
<b>Utilities</b>	The property is located within a range of technical infrastructure networks.
<b>Proposed development programme</b>	The property is subject to the findings of the Local Spatial Development Plan for the „Kazimierz” area. According to the plan, the plot is located in an area designated for residential and service development (MW/U.17).
<b>More details about the area</b>	<p>The following conservation conditions will apply to the property:</p> <ul style="list-style-type: none"><li>• the front building should remain unchanged, preserving the shape of the roof, the decoration of the facade and its composition,</li><li>• the obligation to preserve all elements of the historical decoration and interior furnishings, including the height of the rooms and the original spatial layout.</li></ul> <p>The spatial layout of the plot is also subject to conservation protection. The land and mortgage register status of the property is being examined.</p>

## Municipality of Krakow, Entrepreneurship and Innovation Department

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