Glinde

Building plot with building permit for a hotel with 290 beds in Glinde

Property ID: CC24224A025_online

PURCHASE PRICE: 1.790.000 EUR • LIVING SPACE: ca. 2.954,7 m² • LAND AREA: 3.018 m²

Property ID: CC24224A025_online - 21509 Glinde

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At a glance

Property ID	CC24224A025_online
Living Space	ca. 2.954,7 m²

Purchase Price	1.790.000 EUR
Object type	Plot
Commission	Käuferprovision 6,25 % (inkl. MwSt.) vom Kaufpreis
Total Space	ca. 4.450 m²

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Energy Data

Energy Certificate	**Legally not required**

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The property

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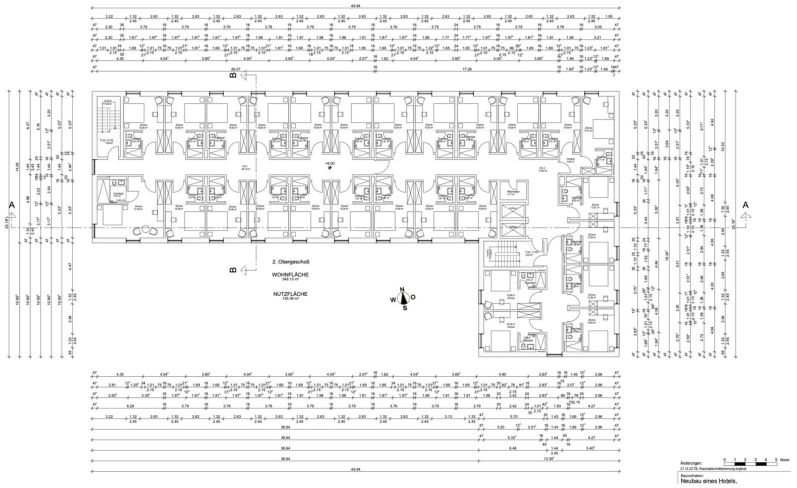
Floor plans



This floor plan is not to scale. The documents were given to us by the client. For this reason, we cannot guarantee the accuracy of the information.

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A first impression

This level building plot, with an area of approximately 3,000 m², is located at the end of a residential street in the Glinde industrial park. The Bad Oldesloe building authority granted the building permit for this new hotel with 145 double rooms and 290 beds on May 17, 2024. The owner has since decided not to build the hotel himself and has exclusively commissioned us with the sale of the property. Here are the key details: - 145 double rooms / 290 beds - 27 parking spaces in the underground garage - 73 outdoor parking spaces on approx. 666 m² of land - Approx. 3,018 m² of almost level land - Large breakfast room and ballroom on the ground floor with approx. 420 m² - Terrace approx. 170 m² - Large roof terrace for additional catering facilities - Volume from basement to roof terrace: approx. 20,762 m³ - Ground Coverage Ratio (GRZ) approx. 862 m² (862 / 3,018 = 0.285 and 0.8 is permitted) - Gross Floor Area (GFZ) 862 m² x 7 floors / 3,018 m² = 1.999 (2.0 is permitted) AREAS: - Room area 1st floor to 6th floor approx. 2,955 m² including bathrooms - Ground floor with breakfast room, ballroom, reception and offices approx. 701 m² - Usable areas from ground floor to 6th floor such as stairwells, laundry room etc. approx. 795 m². Construction can begin very quickly upon request.

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All about the location

Glinde, in einer verkehrsgünstigen Region zwischen den Autobahnen Hamburg - Berlin (A 24) und Hamburg - Lübeck (A 1) liegt dieser attraktiver Wirtschaftsstandort im Verdichtungsraum um Hamburg. So befinden sich auch 13 der deutschen Top-Unternehmen in Glinde.
In der Metropolregion gelegen, im östlichen Speckgürtel von Hamburg und nur ca. 2 Kilometer von der Hamburger Stadtgrenze entfernt, befindet sich dieses gut 3.000 m² große Grundstück in einer Anliegerstraße im Gewerbegebiet.
Glinde ist eine stark wachsende kleine Stadt, hier hat sich die Einwohnerzahl von 1970 bis Ende 2020 auf knapp 20.000 verdoppelt.
Das Grundstück ist ca. 1,5 km entfernt vom Zentrum Glinde und bietet Ihnen fußläufig: Vabali Spa Hamburg/ Golf Gut Glinde Golfanlage/ Infiniti Fitness Club/ Sportpark Reinbek/ McDonalds

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Contact partner

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