

Office Space for sale in Goregaon West, Mumbai

5 - 10 crores



Office Space For Sale In Mumbai

Kamalcharan Commercial Premises Co-Op Ltd, Jawahar ...

- Area: 3300 SqFeet ▾
- Transaction: Resale Property
- Price: 5 - 10 crores
- Age Of Construction: 14 Years
- Possession: Immediate/Ready to move

Advertiser Details

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Description

Office Space For Sale In Mumbai.

Ready-to-Move Pre-Leased Property – A Smart Investment Opportunity!

Carpet Area: 3300 sq. ft.

Bonus Space: 350 sq. ft. balcony/open area

Building Highlights:

- Total Floors: 10
- Well-maintained structure built in 2009
- Annual Maintenance: ₹3,19,411 + GST
- Pre-Leased Details:
- Tenant: L&T Finance Ltd
- Lease Term: May 2022 - April 2027
- Monthly Rent: ₹3,60,000 + GST
- Rental Escalation: 15% every 3 years
- Asking Price: ₹9,00,00,000/-

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Features

Private Amenities

- Private Balcony ■ Reserved Parking

Commercial Features

- Cafeteria / Food Court ■ Conference room
- Service / Goods Lift

Location

- Corner Location ■ Park Facing ■ Near Hospital

Location

Shared Amenities

- Visitor Parking ■ Power Back-up
- Maintenance Staff ■ Water Supply / Storage

Security

- CCTV ■ Security Guards

Pictures



* Location may be approximate

Landmarks

Restaurants & Cafes

- Inkline Tattoos 67 (<0.5km) Maitis Food 4u (<0.5km) Aao Panchayat Kare (<0.5km) Delicious Caterers (<0.5km)
V M Food House (<0.5km) Shri Durga Hotel (<0.5km) Snack Attack (<0.5km) Siddhivinayak Fast Food (<0.5km)
Spicy N Spice (<0.5km) Tandoor Dhaba (<0.5km) Laziza Chicken Kabab Corner (<0.5km) Deepak Fast Food (<0.5km)
Hotel Bharat (<0.5km) Dastar Khwan (<0.5km) Zacos Burger (<0.5km)

Education

Shakti Dance Studio (<0.5km) Sweety Tuitions (<0.5km) British Style English Classes (<0.5km) Chhaya Art Drawing (<0.5km) Tally Academy (<0.5km) Shakti Acting Classes (<0.5km) Ketans Coaching Classes & Compute.. Dream Dance Academy (<0.5km) Deinland (<0.5km) Sudarshan Coaching Classes (<0.5km). Devashish Study Circle (<0.5km) Ganesh Sai Library (<0.5km) Adroit Commerce Classes (<0.5km) R K Computer World (<0.5km) Institute for Psychotherapy and Man... Ultimate Classes (<0.5km) Kalpana Classes (<0.5km) Jashbhai Maganbhai Patel College of.. Ashbhai Maganbhai Patel College of... Cuemath Center-Best Math Tuition C. Rotary Sanskardham Academy (<0.5... Saahil Sir's Private & Group Tuitions ...

Hospitals & Healthcare

Crystal Optics (<0.5km) Dr Mahendra Patel Clinic (<0.5km) New smart Agency (<0.5km) Satyam Charitable Trust Medical Cen.. Epidermcare Skin Clinic (<0.5km) Shri Samarth Dental Clinic (<0.5km) Dr R B Chauhan (<0.5km) MM Eye Care (<0.5km) Dr Akshay Mishras (<0.5km) Universal Testing Lab (<0.5km) Ora Care (<0.5km) Nirman Diagnostics (<0.5km) Dr Seema R Singh (<0.5km) Anand Dham Chariatable Disp (<0.5k.. Pioneer Ayurved Savardhan (<0.5km) Find Kind Mind (<0.5km) Dr Kavita S More (<0.5km) RS Health Care Clinic (<0.5km) Laxmi Health Clinic (<0.5km) Bhagyashri Powale (<0.5km) Dr Prathiba D Mogale (<0.5km) Bhagwan Mahavir Medical Centre (<... Wound And Vein Advanced Clinic (<... [more...](#)

Locality Reviews

Goregaon West, Mumbai

Goregaon West is a posh locality well connected all sides, safe. Station, malls, market, schools, colleges all are nearby.

Pros:

- Safe
- all the modern amenities
- Posh area

Cons:

- Traffic jam

Posted: Nov 16, 2014 by Dipti Mehta

Goregaon is situated at the north of CST has witnessed steady development. It is a safe area with manned entrances and gated communities. It has planned drainage and sewage systems. Private developers maintain the overall cleanliness of the area. The locality is close to the Western Express Highway. The roads inside the locality are well laid concrete and broad. The average width of the roads is around 12 to 16 ft.

It is primarily a middle-class residential neighborhood. However the area is now turning into a wealthy suburb. Film City is also located in this locality. Some high-end projects in this area include the Oberoi Garden City and the Lokhandwala Complex to name a few. Several Business towers are also being set up. Goregaon has several renowned schools. These include the Royal Academy, Ryan International School, Shri Radhakrishna Vidyalaya among others. The locality has several lifestyle stores including Reliance, More and Monday to Sunday in addition to the Oberoi Mall. Goregaon has a number of restaurants catering to a wide budget range. Some of the eateries in the higher end include Le Queso Restaurant, Chez moi and Wood Side.

The locality has an impressive list of hospitals. These include Sabnis Hospital, Vasudha Hospital, Sai Diagnostic Pathological Cure and Laboratory, iddharth Hospital and others. The area is well connected through the Western Express Highway and Linking Road. It has two major bus depots. The Goregaon Bus Station close to Goregaon West and another Goregaon Bus Depot further away and closer to Oshiwara Bus Depot. Autorickshaws are also easily available in this area.

Traffic is heavy, but slow moving, even in peak hours. The traffic lights are effectively managed so traffic jams are rare. Parking is not an issue as complexes have manned parking while, offices have allotted parking. However, construction of Metro and other expansions was stalled, as there were issues with vehicular parking. less

Pros:

- Near Mall
- Near by Express Highway

Posted: Sep 22, 2014 by [Siddhesh More \(Om Sai Nath Properties\)](#)

Peaceful Area. Good for residence. Best suitable for Jain, Gujarati and Marvadi people.

Pros:

- Well Connected with City

Posted: Sep 11, 2014 by Parth Shah

A developed station especially because of landmarks shopping malls like in orbit, hyper city. Further appreciation expected because of Oshiwara Railway Station and East West Flyover.

Pros:

- All amenities available in the vicinity. Top hospitals, schools, shopping malls etc are available
- Communities are seggregated into nagars. Jawahar nagar consists of Gujarathis and marwaris,
- Bangur nagar consists of marwaris and south Indians. In Mothilal nagar is mostly muslims.

Posted: Jul 1, 2014 by Shivaprakash Nair

Goregaon West is becoming a big Residential hub with renowned builders like Ekta and Kalpatru coming up with their premium residential projects. Also MAHADA has acquired quite a large portion of land and thus helping in providing best value flats to the customers.

Pros:

- Green areas.
- Peaceful and healthy environment.
- Good for investment.

Cons:

- Some builders asking unnecessary heavy prices.
- Some areas quite undeveloped.

Posted: Aug 22, 2013 by [Mahesh Lalwani \(Best Deal Real Estate\)](#)

Near upmarket malls and easy to travel by new Oshiwara railway station on the western railway. Also close to New Metro line.

Pros:

- Close to upmarket malls like Infiniti, InOrbit and Citi.
- Upcoming Oshiwara Station on Western Railway.
- Close to new Metro line.

Posted: May 13, 2013 by Poonam D

Goregaon is very fast developing and very well connected to every where. It is in middle of the suburb.

Pros:

- Goregaon is very fast growing.
- Filmistan and Film City are located here.

Cons:

- Some slums have to be shifted.

Posted: Apr 29, 2013 by [Sunil Yadav \(Galaxy Estate Consultants\)](#)

Goregaon West, Mumbai is rated 8 out of 10 based on 7 user reviews.

Disclaimer: The reviews are opinions of PropertyWala.com members, and not of PropertyWala.com.

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