



FOR RENT

CH-6928 Manno, Via Cantonale 38

2 Fully Furnished Offices: 18m² at CHF 850.- and 20m² at CHF 950.-
CHF 950.-/month

**SEQLOIA**
CONSULTING

Property description

Conveniently located in Manno, within the renowned Ambrosart Center, we are offering for rent a spacious 164 sq. m. commercial space.

Rental terms:

Monthly rent: CHF 3,100.

Incidental expenses: CHF 300.

2 outdoor parking spaces: CHF 240.

TOTAL monthly rent: CHF 3,640.

More information:

Security deposit: 3 months

Contract term: 5 years

This large, bright and industrial space could be suitable for different types of businesses due to its versatile features:

- **Open-space office:** for companies or startups looking for a modern environment.
- **Showroom:** perfect for displaying design or fashion products.
- **Atelier or art store:** great for exhibitions or creative workshops.
- **Training center:** configurable for workstations and meetings.
- **Photography or video studio:** large and with high ceilings, suitable for sets and equipment.
- **Wellness or yoga center:** Open space and natural light can create a relaxing and welcoming

environment.

- **Gym or fitness studio:** Ideal for activities such as personal training, pilates or boutique fitness due to the large space available.

This versatility, combined with the strategic location, offers many possibilities for professional or commercial activities.

Characteristics

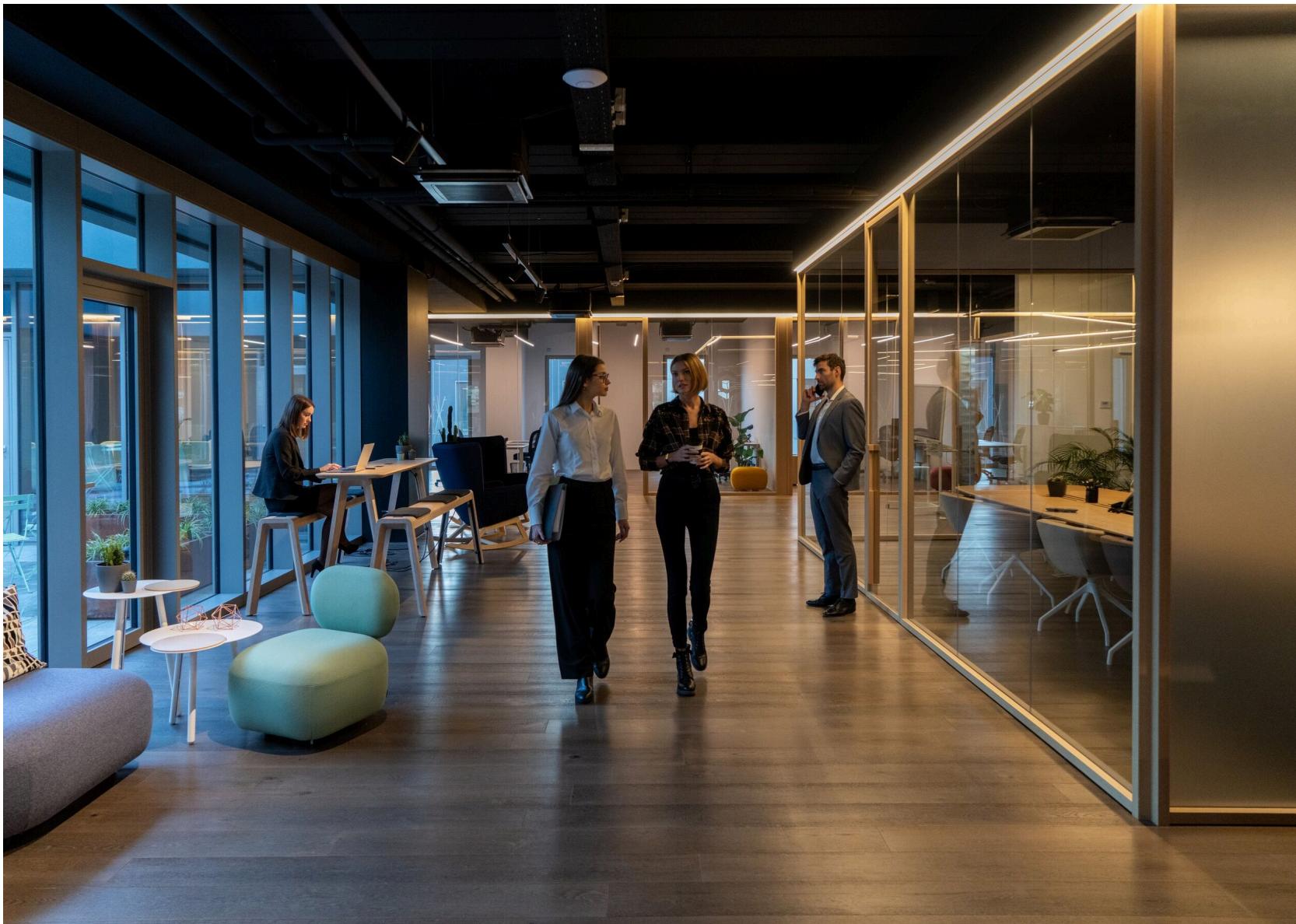
Availability	Immediate	Location floor	Ground floor	Object Price	CHF 950.-/month
Type	Office	Useful surface	20 m²		
Reference	2020	Parking places	Yes, optional		

Interior view

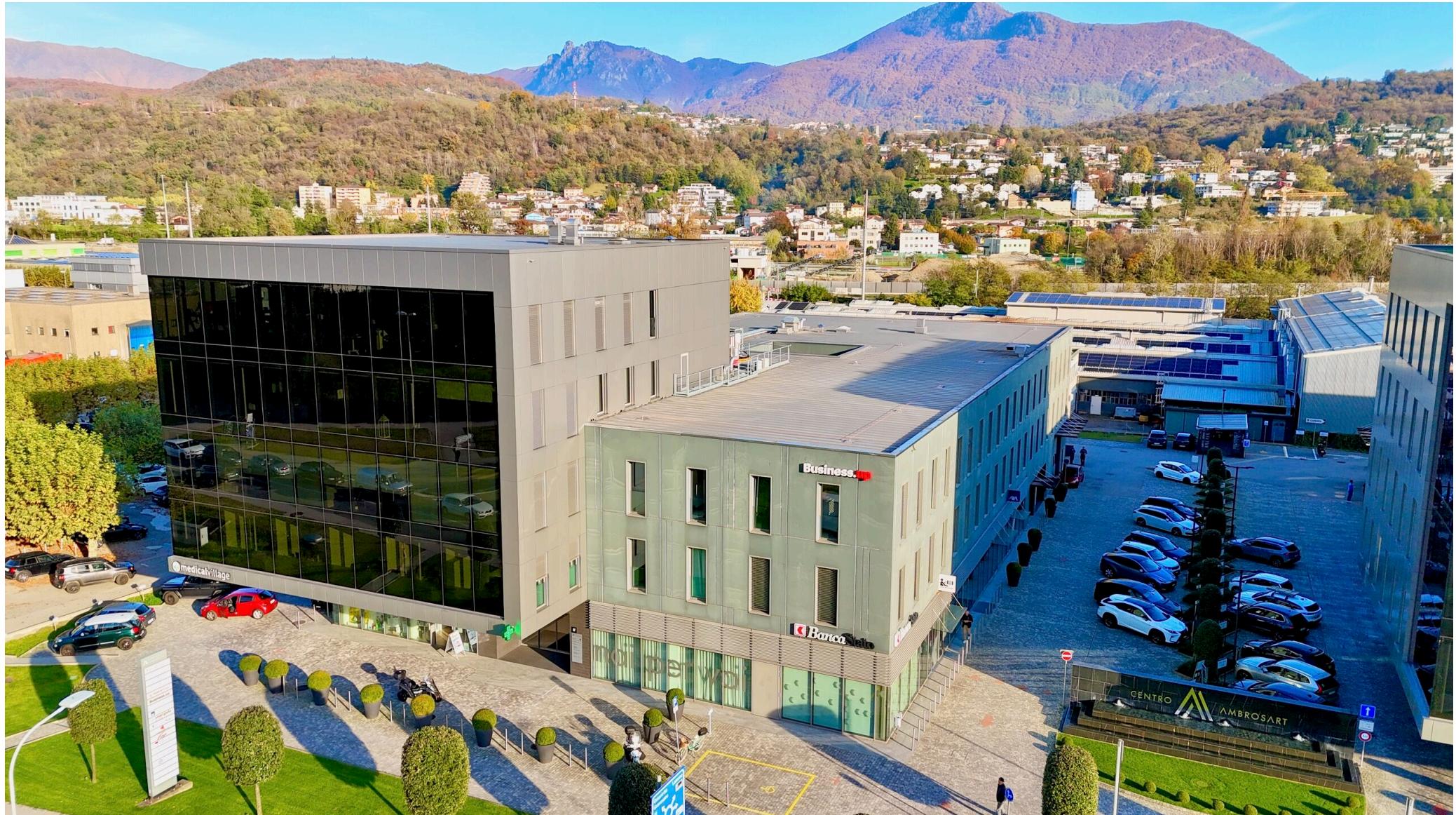








Picture(s)





Contact

Sequoia Consulting Sagl

Via Vedeggi 66b
6983 Magliaso

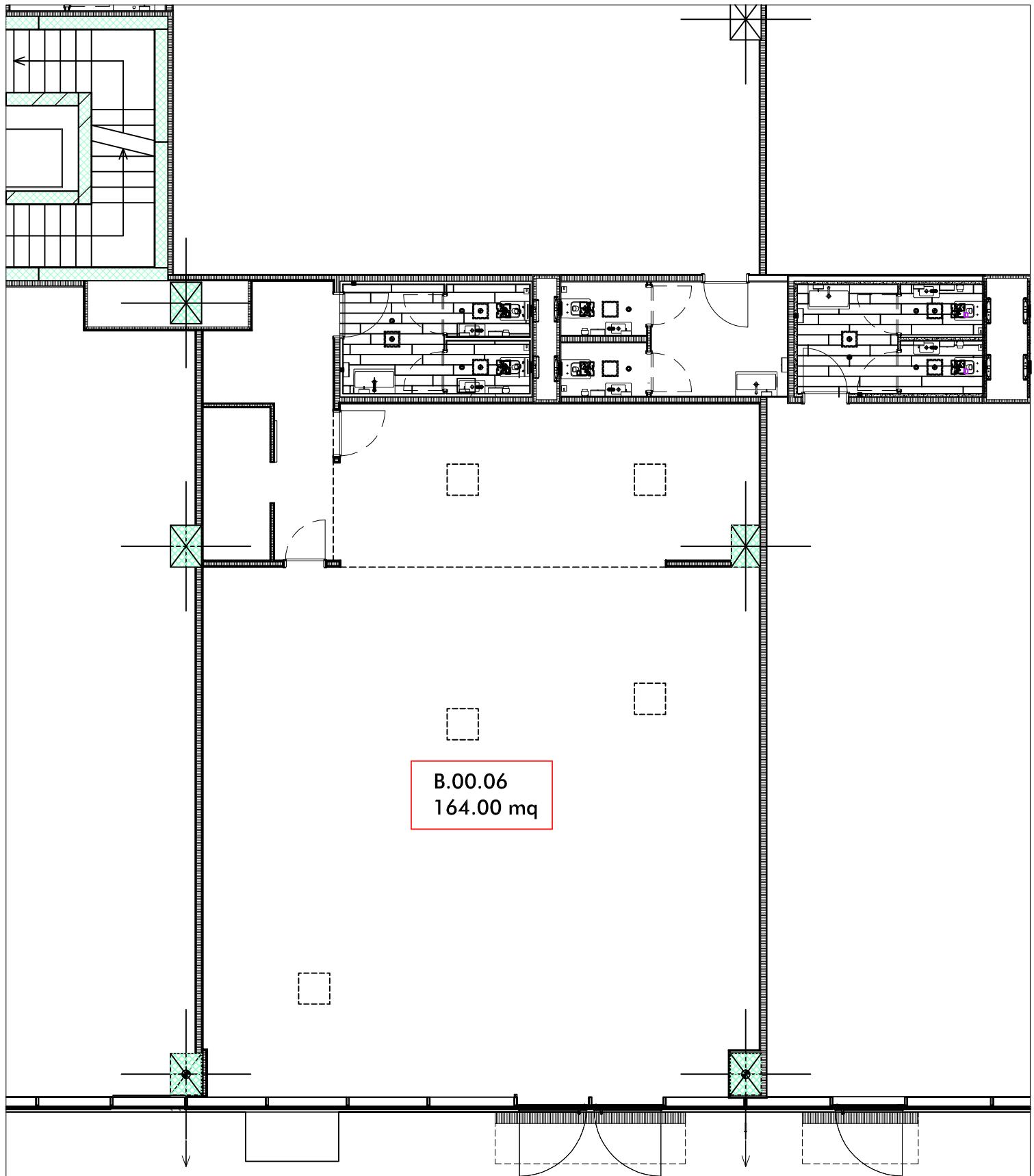
Phone: +41 78 637 66 15
fabio@sequoiaconsulting.ch
<http://sequoiaconsulting.ch>

Your consultant

Mr. Ferrari Fabio

fabio@sequoiaconsulting.ch
Mob.: +41 78 637 66 15

Notes



RILIEVO

UNITÀ B.00.06

23.11.2023

CENTRO AMBROSART - BLOCCO B - PIANO TERRA - UNITÀ B.00.06

SCALA 1:100