

# FOR SALE



## Frankrijkstraat 7

**Price:** USD 1.600.000 (AWG 2.848.000)

**Location:** Paradera

**Lot size:** 1.472 m<sup>2</sup>

**Bathrooms:** 12

Prime Commercial Property in Oranjestad – Spacious Two-Story Building in a Strategic Location An exceptional opportunity in the center of Aruba's commercial landscape. This two-story property on Frankrijkstraat offers size, visibility, and connectivity, positioned just minutes from downtown Oranjestad, Noord, the airport, the harbor, and the island's main highway. Built on 1,472 m<sup>2</sup> (15,840 SQ FT) of lease land, the solid concrete structure provides a total of 1,268 m<sup>2</sup> (13,648 SQ FT) of built-up area. Each floor measures 634 m<sup>2</sup> (6,824 SQ FT), offering expansive layouts that can be tailored to a wide range of business activities. The building's versatile design allows for use as offices, a corporate headquarters, a warehouse, or a shared commercial hub. The open floorplans make adaptation simple, whether for a single occupant or multiple users. With its scale, central positioning, and competitive pricing, this property presents a rare opportunity for both business owners and investors looking to establish a strong presence in Aruba's thriving

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