



311 CALLE DE LA FORTALEZA, SAN JUAN, PR, US, 00901

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Own a piece of history in the heart of Old San Juan. Located on one of the city's most iconic and high-traffic streets, 311 Calle Fortaleza offers a rare opportunity to acquire an entire building with unmatched visibility and foot traffic. This 3,408 SF property features a spacious ground floor of approximately 2,153 SF—perfect for [...]

Lo esencial

\$1,100,000

- Commercial Sale
- Business



Tipo: Commercial Sale

Ciudad: SAN JUAN

Categoría: Business

Clave del sistema fuente:
760658892

Marca de tiempo de modificación del puente:
2026-02-16T14:14:43.208Z

Área total del edificio: 3408

Contacto preferido de la oficina de listado: 787-647-2234

Precio de lista calculado por pies cuadrados calculados: 322.77

Refrigeración: Mini-Split Unit(s)

Coordenadas: -66.114097,
18.465439

Condado o parroquia: San Juan

Días en el mercado: 262

Tipo de propiedad: Commercial Sale

Direcciones: From Luis Muñoz Marín International Airport (SJU), take PR-26 West toward San Juan. Continue on PR-26 for approximately 7 miles, then follow signs for Old San Juan. Merge onto Avenida Muñoz Rivera (PR-1) and continue straight as it becomes Avenida Luis Muñoz Rivera, then Calle Recinto Sur. Turn right onto Calle Tetuán and continue uphill. Turn left onto Calle Fortaleza. The property at 311 Calle Fortaleza will be on your right-hand side, in the heart of Old San Juan's historic district.

Fecha Agregada : Agregado hace 12 meses

Crear tour virtual automático (Sí o No): true

ID MLS: 760658892

Fuente del área del edificio: Owner

Unidades del área del edificio: Square Feet

Comentarios públicos del agente: Own a piece of history in the heart of Old San Juan. Located on one of the city's most iconic and high-traffic streets, 311 Calle Fortaleza offers a rare opportunity to acquire an entire building with unmatched visibility and foot traffic. This 3,408 SF property features a spacious ground floor of approximately 2,153 SF—perfect for a restaurant, bar, lounge, or retail concept. Previously home to a successful restaurant for over two decades, the space is ready to be reimaged. Surrounded by popular destinations such as Marmalade and Pirilo, and steps from boutique hotels like El Convento, Palacio Provincial, and Decanter Hotel, this location is primed for steady traffic from both tourists and locals. Zoned C-3, this property offers maximum commercial flexibility. Whether you're envisioning a trendy cocktail bar, upscale cigar lounge, boutique retail shop, or a multi-level concept, the possibilities are endless. Don't miss this exceptional investment opportunity in Puerto Rico's most vibrant and historic district.

Fecha de cambio de estado del contrato:
2025-05-30

Refrigeración (Sí o No): true

País: US

Días acumulativos en el mercado: 262

Fuente de listado: MATRIX

Subtipo de propiedad: Business

