Varikkokatu 2

Kuopio, Varikkokatu 2



Flexible production and storage premises in Kuopio by Lake Kallavesi

Welcome to Varikkokatu in the Siikaniemi industrial area, where functional business premises meet beautiful lakeside views. The property is located less than three kilometres from Kuopio city centre, and its proximity to the E63 ensures excellent connections both locally and nationwide.

Premises and features

Varikkokatu 2 is a versatile production and warehouse property constructed in several phases between the 1920s and the 1980s. This layered history is reflected in the variety of premises available today — from different ceiling heights to adaptable layouts suitable for production, storage, and retail activities.

The property is currently home to ten tenants, and the large, fenced yard area provides ample parking as well as rentable outdoor storage space. The building uses green electricity and green district heating supplied by Kuopion Energia, supporting responsible and sustainable operations.

Did you know? Varikkokatu 2 was originally built for Siikaniemen Saha Oy. Its industrial heritage is still visible in the practicality and robustness of the premises.

Area

Siikaniemi is a growing industrial and logistics hub that offers companies a functional environment with a strong service base. The surrounding area provides several lunch restaurants, grocery stores, and essential services that support daily operations.

A diverse range of businesses operate in the district, creating a dynamic and collaborative atmosphere. Combined with the scenic shoreline of Lake Kallavesi, Siikaniemi offers a distinctive setting where both everyday work and logistics run smoothly.

Accessibility

The property enjoys an excellent logistical location. The E63 highway is only a few kilometres away, ensuring smooth traffic flows within Kuopio and to the wider road network. Kuopio Railway Station and the city's central market square are both less than three kilometres from the site, while Kuopio Airport is located approximately 21 kilometres away.

Public transport runs close to the property, and for those arriving by car, the extensive parking areas make access easy and convenient for staff, visitors, and goods traffic.

Property services

Restaurant	Yard parking

Responsibility

Energialuokka: C

Hiilijalanjäljen laskenta

Vihreä kaukolämpö

Vihreä sähkö

Property location

Kuopio, Varikkokatu 2



Bus

600m

Train station

3,3km

Airport

21km



RENTED BY

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Property contacts

Property management

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