



## Ispaniya. Barselona. Kafe. Arendnyy biznes.



### Agenten-Info

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### Anzeigen-Details

Immobilie für: Kaufen  
Preis: EUR 590,000

#### Standort

Land: Spanien  
Staat/Region/Provinz: Katalonien  
Stadt: Barcelona  
Adresse: Барселона  
Veröffentlicht: 04.02.2025

#### Beschreibung:

Ispaniya. Barselona. Kafe. Arendnyy biznes. Kommercheskoye pomeshcheniye v Barselona staryy gorod. 590 000 € Ploshchad' 120 m2 Dokhodnost' 5% Ref BA157 Kommercheskoye pomeshcheniye v rayone Barseloneta goroda Barselona. Obshchaya ploshchad' 120 m.kv. 2 vitriny. Litsenziya S3 na 60 posadochnykh mest i terrasa na 4 stolika. Kontrakt obnovlyayetsya v yanvare 2025 goda srokom na 15 let. Arendator tot zhe, chto uzhe 7 let rabotayet v dannom pomeshchenii. Srok obyazatel'nogo ispolneniya 5 let. Summa arendy v god 30 000 yevro. Kvotu za komunidad oplachivayet arendator, v sluchaye dopolnitel'nykh rabot ili remontov - oplchivayet sobstvennik. Nalog na nedvizhimost' v razmere okolo 600 yevro v god oplachivayet sobstvennik. Rentabel'nost' 5%. Prodadim vashu kvartiru ili dom. Yest' vybor kvartir i domov v razlichnom byudzhete, v tom chisle i kommercheskiye ob"yekty.

Емĕ

805 / 5 000

Spain. Barcelona. Cafe. Rental business. Commercial premises in Barcelona old town.

590,000 €

Area 120 m2

Profitability 5%

Ref BA157

Commercial premises in the Barceloneta district of Barcelona.

Total area 120 sq.m.

2 shop windows.

License C3 for 60 seats and a terrace for 4 tables.



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The contract is renewed in January 2025 for a period of 15 years.

The tenant is the same, who has been working in this premises for 7 years.

Mandatory execution period is 5 years.

Rent per year 30,000 euros.

The quota for the community fee is paid by the tenant, in case of additional work or repairs - paid by the owner.

Property tax in the amount of about 600 euros per year is paid by the owner.

Profitability 5%.

We will sell your apartment or house.

There is a choice of apartments and houses in various budgets, including commercial properties.

## **Mietbedingungen**

Verfügbar ab:

## **Kontaktinformation**

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IX6.635.863

