



## Beau potentiel d'investissement



### Info Agente

Nombre:	ArKadia
Nombre empresa:	
País:	Reino Unido
Teléfono:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Detalles del anuncio

Propiedad para:	Venta
Precio:	EUR 129,000

### Ubicación

País:	Francia
Estado/Región/Provincia:	Bretaña
Ciudad:	Plesidy
Código postal:	22720
Publicado:	20/03/2024
Descripción:	french to english

Located in Plésidy (22720), this 303 m<sup>2</sup> building offers a unique investment opportunity in a dynamic and attractive town. Close to essential amenities, this property benefits from an ideal location, between modernity and Breton tradition. The city offers a calm and pleasant living environment, close to preserved nature and offering quick access to local services.

Comprising 10 rooms spread over 3 levels, this building impresses with its living space of 303 m<sup>2</sup>, offering a wide range of potential uses. On the ground floor, a spacious commercial space with a bar and two bright rooms can accommodate up to 100 guests. The fully equipped professional kitchen adds a touch of modernity. Upstairs, a generous staff apartment consists of 5 bedrooms, a double living room, a renovated bathroom, a pantry and a storage room. The building also offers the possibility of creating additional accommodation in place of the business, thus offering appreciable flexibility of use. Roof redone in 2008. Insulation under roof with rock wool less than 10 years old, thus saving on the heating of the accommodation. Electric heating. Mains drainage

Fabricado:	1920
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### Común

Pies cuadrados terminados:	303 m <sup>2</sup>
Tamaño del lote:	152 m <sup>2</sup>



## Utility details

Heating Fuel: Electric

## Energy efficiency

Energy Use (kWh/m<sup>2</sup>/year): 288

## Lease terms

Date Available:

## Información adicional

URL sitio web: [http://www.arkadia.com/AGHX-T541825/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/AGHX-T541825/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: 1271339

