



Bar - Brewery

FONTENAY LE COMTE (85)

92 000 €



426 m²



13 pièce(s)

PROPERTY DESCRIPTION

BUSINESS Establishment location N° 1: - Large flow of pedestrians and cars: good visibility, - Terrace in the heart of town: heavy traffic from June to September, - Dynamic environment: all shops within walking distance, - Close to free parking: unlimited parking. Description: - Bar / Restaurant room of approx. 35m², capacity of 20 seats, - Terrace of approx. 50m², capacity of 24 seats, - Seminar room of approx. 32m², capacity of 25 covers (not used: refreshment to be planned), - Kitchen of approx. 10m² (New professional equipment from 2016), - Company accommodation of approx. 104m² (living room-kitchen, 4 bedrooms, shower room). Annual turnover: €130,000 (with catering ONLY for lunch from Tuesday to Saturday), EBER: €30,000, Monthly rent: €1,050. License IV, sale due to retirement. Development potentials: open catering in the evenings, takeaway meals, seminars/meetings, etc. Ideal case for a couple of buyers with a contribution of 35,000 €.

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : [www. georisques. gouv. fr](http://www.georisques.gouv.fr).

**** ENGLISH SPEAKERS:** please note that Capifrance has an international department that can help with translations. To see our range of 20,000 properties for sale in France, please visit our Capifrance website directly. We look forward to finding your dream home!



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LE BIEN EN IMAGES



Commerces et entreprises

DETAILS

GENERAL

Reference 831944

Property type Bar - Brewery

SURFACES

Living space 426 m²

COMPOSITION

Number of rooms 13

APPENDIX

Videophone Non

SERVICES

Air conditioning Yes



CAPIFRANCE
639 rue du Mas de Verchant, Immeuble Diver'city - 34 170 Castelnau Le Lez
CS 70058 34 473 Pérols Cedex
RCS de Montpellier n° 441 338 985
SAS au capital de 100.000 euros

Ces éléments sont donnés à titre indicatif et de bonne foi et n'ont aucune valeur contractuelle