

165 000 €

**Occupational**

**View :** Aperçu mer

**General condition :** good

**Features :**

terrace, outdoor parking



**8324 - 4 Tournettes-sur-Loup**

Great opportunity for this restaurant business for sale in Tournette sur Loup with panoramic views Completely renovated in 2017 and well maintained, this restaurant is divided into several areas - A large terrace equipped and facing South and East of more than 60m<sup>2</sup> (4mx16m) with a panoramic view of the medieval village of Tournette sur Loup, the wooded hills and the sea in the background gives an incomparable rendering - An interior space of 110m<sup>2</sup> is divided into 4 \* A reception area with drinks \* A large 55m<sup>2</sup> room with serving hatch to the kitchen that can accommodate clients in groups, receptions or evenings with musicians for example \* An additional room of 27 m<sup>2</sup> \* A fully equipped and functional kitchen The 2 rooms can accommodate 60 seats A mixed WC is at the center of the interior space Private parking reserved for customers accompanies this goodwill The current lease allows the following activities: brasserie, bar, snack bar, restaurant, souvenirs, postcards, manufacture and sale of perfumery items and the sale of photography items, rental of electric bicycles and the sale of accessories for electric bikes The 2021 rent was €10,596 per year, i.e. €883 / month excluding charges The potential of this restaurant still remains to be developed if you decide

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04/12/2023 - Prix T.T.C



At the moment the restaurant is run by a so a Maître restau his ent is already in his the nt is already in the have a This recognitic n to appear in nver 2: €170,600 T 1: 0: €220,000 2 r: rmation on re property.

€165,000 agency fees included payable by the seller

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