

## Garage building



## INFORMATION

Town:	Les Cars
Department:	Haute-Vienne
Bed:	0
Bath:	0
Floor:	0 m2
Plot Size:	2224 m2

## IN BRIEF

Two garage areas, petrol station, car wash, and possible apartment



## ENERGY - DPE

DPE not required.

NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.

## DESCRIPTION

Situated in a village in the Haute Vienne, 30 minutes from Limoges. This building, which is currently used as a mechanic's garage, has two large spaces on the ground floor. One with a pit for mechanical works and the other garage space is currently used for bodywork. There is also an office, WC, petrol station and car washing station. Set on around half an acre of land. Above the garage, there was once a five roomed apartment however the ceiling was heightened to make more room in the garage below. An apartment could be once again reinstalled with permission to change the use of the building and by lowering the ceiling. Please enquire for more information.

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Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

## LOCAL TAXES

Taxe habitation: EUR

## NOTES