

Enormous former tapestry workshops complex with great potential in the heart of historic Aubusson

EXCLUSIVE



## INFORMATION

Town:	Aubusson
Department:	Creuse
Bed:	0
Bath:	0
Floor:	500 m2
Plot Size:	3595 m2



## IN BRIEF

These enormous tapestry workshops are part of local history. The building consists of several very large, light ateliers, office rooms and garages. Two of the ateliers are rented out to local artisans. The building could provide a space for creatives and artists alike or it could be renovated to create apartments - it really does have huge potential. It comes with land of 3,595m2 in the centre of Aubusson.

## 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

Building 1: a building comprising:

- on the ground floor: 6 rooms used as storage rooms
- first floor: exhibition room
- second floor: tapestry workshop

At the rear: building in poor condition

Building 2: a building comprising:

- ground floor: office and two garages
- on the first floor: accommodation comprising a kitchen, bedroom and two rooms
- third floor: workshop

At the rear: a house with two rooms and a storeroom

Back garden

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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