

Riverside property for renovation, previously used as a chambres d'hote and bar in central Confolens

EXCLUSIVE



INFORMATION

Town:	Confolens
Department:	Charente
Bed:	0
Bath:	0
Floor:	527 m2
Plot Size:	212 m2

IN BRIEF

With over 500m2 of habitable space and just under 200m2 of cellar, this property could make a magnificent family home or a spectacular business possibility. Previously used as a B & B and a bar/restaurant with a riverside terrace.



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

In need of renovation work, this property is just waiting for someone with imagination and flare to restore it to its former glories and be a Major attraction in the heart of this beautiful Medieval town.

On four levels with up to 527m² of habitable space and 200m² of Riverside terrace and a large cellar this property can become a wonderful business opportunity or a spectacular family home.

The terrace is West facing with unrivalled views of the 13th century bridge and the setting sun and will make a stunning venue from which to enjoy Dinner or a quiet drink.

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

LOCAL TAXES

Taxe foncière: 2650 EUR

Taxe habitation: EUR

NOTES