



Ref: A40871DMD73

Price: 262 150 EUR

agency fees included: 7 % TTC to be paid by the buyer (245 000 EUR without fees)

Great business opportunity in excellent location in the heart of Moutiers pedestrian zone















ENERGY - DPE

DPE not required.

INFORMATION

Town: Moûtiers

Department: Savoie

Bed: 0

Bath: 0

Floor: 96 m²

Plot Size: 0 m2

IN BRIEF

Excellent business and investment opportunity in the very heart of Moutiers. Discover the walls of this well established commercial in the center of the Moutiers pedestrian zone Grand Rue. The location guarantees a high pedestrian frequency, just steps away from the Cathedral and the Market, on an intersection to downtown parking and with a passage leading to the main pedestrian brigde across the river right behind it.

The walls also include a one bedroom appartment above the store that is currently used as storage but that will serve as owner accommodation or office, with separate access from the passage next to the building.

The clothes store with 3 large, well visible showcases towards the pedestrian zone, has been established in 2007, and boosts a very fidele clientele and great sales numbers.

Other uses of the entire premises...

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.



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DESCRIPTION

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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 foncière: 3558 EUR

Taxe habitation: EUR

NOTES