

For sale : Business opportunity, ax throwing bar/ rage room, bar, snack bar Coutances , Manche, 293 m2



INFORMATION

Town:	Coutances
Department:	Manche
Bed:	0
Bath:	0
Floor:	293 m2
Plot Size:	400 m2

IN BRIEF

FOR SALE – LEISURE BUSINESS & THEMED BAR
(ORIGINAL CONCEPT)

Rare opportunity!

We are offering for sale a unique business combining several high-potential leisure activities:

- Axe throwing bar
- Board games area
- Table football (foosball)
- Rage room (smash room)

All complemented by a light food service and beverage sales, with a full liquor license (Licence IV equivalent) included.

Property features:

Total surface area: 293 m²

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.

Key strengths:

- Turnkey business
- Multiple revenue streams
- Strong development potential (events, private hire,

ENERGY - DPE

DPE not required.



DESCRIPTION

Business features:

Total surface area: 293 m²

Fully equipped kitchen

Restrooms compliant with accessibility standards (disabled access)

Enclosed office upstairs

Mezzanine

Emergency exit, attractive storefront

Rent: €1,500/month

Full liquor license (Licence IV)

More information available upon request.

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