



Vente Fonds de Commerce - Restaurant à Port Grimaud dans le Golfe de Saint-Tropez

Info Agente

Nombre:	ArKadia
Nombre empresa:	
País:	Reino Unido
Teléfono:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Detalles del anuncio

Propiedad para:	Venta
Precio:	USD 340,311.55

Ubicación

País:	Francia
Estado/Región/Provincia:	Provence-Alpes-Côte d'Azur
Ciudad:	Grimaud
Código postal:	83310
Publicado:	06/12/2025
Descripción:	Business for Sale – Restaurant (Full Alcohol License) – Port Grimaud

Wine cellar • 4 private parking spaces • Additional parking nearby

Located on a high-visibility square in Port Grimaud, serving a clientele that is approximately 80% local, with strong seasonal footfall.

Premises: approx. 100 m² indoors + 3 terraces totaling ?150 m².

Key Features

Pleasant dining room with ?12 indoor covers and three separate terraces (including one facing the port and one on the square), offering excellent seasonal capacity.

Bar (Full License IV): ideal to develop breakfast service, after-work drinks, and themed events (sports screenings, tastings, food & wine pairings, etc.).

Fully equipped professional kitchen: turnkey startup, compliant layout and equipment.



Dedicated wine cellar (available in addition to the business) enabling a curated wine list, add-on sales, and tastings.

4 private parking spaces: rare in this area, facilitating operations and deliveries.

Current operation: approximately 5.5 months closed per year.

Growth Potential

Extended opening hours: the previous operator opened only 2 hours at lunch and 2 hours at dinner. Expanding service windows (breakfasts, continuous service, afternoon bar, and later evenings subject to regulations) are immediate revenue levers.

Longer season: currently open mid-March to early November with 1 closing day per week. Moving towards year-round (or extended) opening and adding off-season events offers significant upside.

All retail uses permitted: scope to broaden the concept (catering, wine shop/delicatessen, wine/cocktail bar, brunch, coffee shop, etc.), subject to customary authorizations.

Turnover (2025): €390,000 excl. VAT (current stable run rate with clear room for growth)
Average ticket: €60 incl. VAT.

Lease: commercial 3/6/9, renewable December 2030.

Viewings by appointment only.

Común

Pies cuadrados terminados: 250 m²
HOA dues per month: EUR 583

Building details

Parking: Sí

Lease terms

Date Available:

Información adicional

URL sitio web: http://www.arkadia.com/FFPA-T93533/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID: 196036



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