



## Bâtiment de 1200 m<sup>2</sup> commercial ou artisanat sur une parcelle de 5200m<sup>2</sup> avec CU



### Agent Info

|               |                                                                                                  |
|---------------|--------------------------------------------------------------------------------------------------|
| Naam:         | ArKadia                                                                                          |
| Bedrijfsnaam: |                                                                                                  |
| Mistlampen:   | United Kingdom                                                                                   |
| Telefoon:     |                                                                                                  |
| Languages:    | Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish |

### Advertentie details

|                |                |
|----------------|----------------|
| Vastgoed voor: | Koop           |
| Prijs:         | USD 403,260.15 |

### Locatie

|                             |                    |
|-----------------------------|--------------------|
| Aanbevolen Auto Onderdelen: | France             |
| Staat/Regio/Pronvincie:     | Nouvelle-Aquitaine |
| Postcode:                   | 47300              |
| Geplaatst:                  | 15-11-2025         |
| Omschrijving:               |                    |

Land Opportunity with High Potential ☑ Budding Neighborhood. Ideally located in the heart of a rapidly changing area, this property offers significant potential for appreciation and multiple development possibilities. Situated on a plot suitable for a variety of projects, it lends itself equally well to commercial, artisanal, or service-sector uses, as well as residential or mixed-use projects: retail, single-family home, small apartment building, leisure center, senior residence, medical practice, gym, craft workshop, etc. The site includes a building of approximately 1,200 m<sup>2</sup> of floor space, offering considerable flexibility in its development. Depending on your strategy, this building can be renovated, converted, or demolished with the possibility of resale, allowing for project optimization and cost reduction. This is a rare property in the area, particularly well-suited for an investment project, real estate development, or the establishment of a business, in an environment with strong growth potential. Contact me to discuss your project and explore the various possibilities together. Price: €394,000 (including VAT) payable by the seller. Notary fees are extra. Marie-Line VIGNARDET - Tel: ... Real Estate Agent (Sole Proprietorship). Registered with the Special Register of Commercial Agents. Registry location: Cahors. RSAC No. 911 869 667 - Casarese Network. Mandate No. 5164. Other properties are available at ... Information on the risks to which this property is exposed is available on the Georisques website: ...

### Algemeen

|                             |                     |
|-----------------------------|---------------------|
| Afgewerkte vierkante meter: | 1200 m <sup>2</sup> |
| Lot Afmeting:               | 5200 m <sup>2</sup> |

### Room details



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Total rooms: 8

## Building details

Parking: Ja

Number of Garages: 1

## Lease terms

Date Available:

## Additionele informatie

Website URL: [http://www.arkadia.com/POGU-T4678/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/POGU-T4678/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: 690049515

