



## Oristano - Commercial Opportunity with Terrace – Ideal for a Bar, Restaurant, or Office!



### Agent Info

Name:	ArKadia
Company Name:	
Country:	United Kingdom
Phone:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Listing details

Property for:	Sale
Price:	USD 146,233.28

### Location

Country:	Italy
Posted:	Oct 10, 2024
Description:	

We are excited to present an outstanding commercial opportunity in the heart of Oristano, located on Via Michele Pira, a high-traffic area with both vehicle and pedestrian flow. This independent property spans 156 sqm over two levels and offers complete autonomy with no condominium fees, making it perfect for those looking to start a commercial venture or establish office space.

### Key Features:

Total area: 156 sqm  
Prime location: High visibility, thanks to the three large street-facing windows  
Fully renovated in 2019: High-quality materials including granite and marble  
Currently set up for a bar, with partial furnishings included

### Ground Floor:

Spacious bar area featuring an elegant red cherrywood counter  
Kitchen with a pre-installed extraction hood  
Restrooms up to standard: includes facilities for women/disabled and men  
Internal storage room and staff restroom

### First Floor:

Large open space of 70 sqm, ideal for an additional seating area, office, or events room



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Panoramic terrace, perfect for creating an outdoor seating area for customers

Exterior:

Small courtyard with a technical area for housing equipment, water tanks, and an autoclave

Financial Terms: The property owner is open to custom payment plans or Rent-to-Buy options, offering flexible solutions for those interested in investing in a successful business venture.

Don't miss this exceptional opportunity. Contact us today for more details or to schedule a visit and discover the full potential of this unique property in Oristano!

Condition: Excellent

## **Common**

Finished sq. ft.: 156 sq m

## **Lease terms**

Date Available:

## **Additional information**

Website URL: [http://www.arkadia.com/BNAR-T151/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/BNAR-T151/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Contact information**

IMLIX ID: 22214

