



FORMER WOOD WORKSHOP / PROFESSIONAL SPACE / WAREHOUSE: VERSATILE OPPORTUNITY IN LA ROUQUETTE



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:	EUR 125,000

Location

Country:	France
State/Region/Province:	Occitanie
ZIP code:	12200
Posted:	Jan 12, 2026

Description:

VILLEFRANCHE-DE-ROUERGUE 📍 Located in La Rouquette, this former woodworking workshop offers multiple possibilities to develop your professional activity or realize your personal projects. Main Features: 📍 Total area: 760 m² 📍 Building land of 3,730 m², offering potential for extension or development 📍 Main building: 📍 Main floor of 550 m² with a ridge height of approximately 6.8 m 📍 Concrete slab designed to support professional machine tools 📍 Storage area of 45 m² and secondary slab of 60 m² 📍 Mezzanine with a 107 m² office Optimized Accessibility: 📍 2 sliding gates, each 6 m wide, ramp and loading dock 📍 Easy access for industrial vehicles, camper vans, and buses 📍 Convenient parking and deliveries, even for heavy goods vehicles Technical Advantages: 📍 Three-phase electrical installation (completed in 2007) with workstation distribution Strategic Location: 📍 At the entrance of the village 📍 Only 15 minutes from Villefranche-de-Rouergue and 1 hour from Albi, Montauban, and Rodez Some improvement work is to be expected to fully exploit the strong potential of this property. This space is without a doubt a unique opportunity to realize your professional or personal projects. AVAILABLE IMMEDIATELY | VACANT For further information, please contact us. We look forward to speaking with you and are available at your convenience! Your dedicated contacts, Jean-Philippe Grenier Frederic Bastemeijer Agence Hamilton Cordes-sur-Ciel, one of the Plus Beaux Villages de France

Condition:	Must be reformed
Built:	1980



Common

Finished sq. ft.: 760 sq m

Building details

Parking: Yes

Number of Floors: 1

Lease terms

Date Available:

Additional information

Website URL: http://www.arkadia.com/TXNV-T27000/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID: F1D52D88E5FB4B23

