



## Trespasse – Restaurant Space in the New Heart of Aveiro



### Emlakçı Bilgisi

İsim:	Teresa Vargas
Şirket Adı:	Invesquart - Investimentos Imobiliários SA
Ülke:	Portugal
Experience since:	
Hizmet tipi:	Selling a Property
Specialties:	
Property Type:	Apartments
Telefon:	
Languages:	English, Portuguese
Web sitesi:	<a href="https://terracosdequarteira.com">https://terracosdequarteira.com</a>

### İlan Detayları

İçin mülk:	Kiralık
Fiyat:	USD 69,235.8

### Konum

Ülke:	Portugal
Eyalet/Bölge/ Şehir:	Aveiro
Şehir/İlçe:	Aveiro
Yayınlandı:	24.03.2026
Açıklama:	

We present a unique opportunity for those looking to invest in restaurants in one of the fastest growing and most valuable areas in Aveiro.

Located in the Novo Coração de Aveiro, just a few minutes walk from the city center and surrounded by all essential services, this space benefits from a dynamic environment and in strong development. With more than 700 new housing and tourist dwellings under construction nearby, the influx of residents and visitors promises to transform this area into a new hub of life and commerce in the city.

The space stands out for its modern, bright and welcoming atmosphere, ideal for creating a differentiated restaurant concept with its own identity.

### Space Features:

- 87 m<sup>2</sup> on the ground floor
- 35 m<sup>2</sup> mezzanine
- Approximate seating capacity of 60



# IMLIX

**IMLIX Gayrimenkul Pazarı**  
<https://www.imlix.com/tr/>

Potential to create a terrace  
Versatile environment that allows for various restoration concepts

This space adapts perfectly to different projects, such as:

Pizzeria & Cocktail Bar

Tasca Serrana Traditional cuisine

Pastry, Snack and TakeAway

Contemporary restobar with art, music, and cocktails

Support area warehouse:

45 m<sup>2</sup> fully functional

Equipped with fridges, freezers, sinks and preparation area

Possibility of installing a second support kitchen

Monthly rent: 565 restaurant and 357 warehouse store)

If you are looking for a turnkey business, with identity, strategic location and high growth potential, this is the ideal opportunity to bring your next restaurant project to life.

Let's talk and shape your next success in Aveiro.

- REF: RP-1525

## Genel Bilgiler

Banyo: 2  
Bitmiş metrekare: 122 m2

## Lease terms

Date Available:

## Contact information

IMLIX ID: RP-1525

