

## Other for sale in Altea, Alicante

80,000€



This commercial property, located in a central area, offers an excellent opportunity for entrepreneurs seeking a well-established business with a solid customer base. Below is a detailed description of the facilities and amenities offered by the property:

**Furniture:** The property is rented fully furnished, including tables, chairs, and other furnishings required for interior decor.

**Amenities:** Electricity, Gas, Water: All utility services are available and operational.

**Kitchen:** A fully equipped kitchen is available, furnished with all necessary appliances and space for culinary activities.

**Toilets:** Sanitary facilities are provided for both customers and staff.

**Air Conditioning and Fans:** The property is equipped with air conditioning and fans to ensure a comfortable environment, even on hot days.

**Bar Counter:** A spacious bar counter is available for serving drinks to customers.

**Contractual Details:** The lease contract has a duration of 5+5 years, of which 2.5 years have currently elapsed. The monthly rent is €1100. There is no residence included in the lease agreement.

**Takeover:** The takeover price includes all facilities and amenities, with the exception of some personal items belonging to the chef, such as a Berkel slicing machine, 2 paintings, and some knives.

**Licenses:** The opening license has been fully renewed, and the establishment is authorized to operate as a Bar, Cafeteria, and Tavern.

**Customers and Service:** This property enjoys a loyal customer base, comprising both Belgians and Dutch nationals. Typical dishes from the Low Countries are served, adding to the appeal for the target demographic. The establishment is known for its efficient management, led by a couple with two additional employees.

**Special Features:** The property is free from brewery obligations and serves Stella Artois, aligning with the preferences of the clientele. This commercial property offers a unique opportunity to acquire a well-established business, complete with all necessary amenities and an established customer base. With its prime location and attractive features, this is an investment worth considering.

 0 bedrooms

 1 bathroom

 120m<sup>2</sup> Build size