



## Great opportunity in La Condamine – Local with elegant façade

Professional sale

490 000 €

<i>Product type</i> <b>Commercial enterprise</b>	<i>Num rooms</i> <b></b>
<i>District</i> <b>Condamine</b>	<i>City</i> <b>Monaco</b>
<i>Country</i> <b>Monaco</b>	<i>Living area</i> <b>50 m<sup>2</sup></b>
<i>Bathroom</i> <b>1</b>	<i>Floor</i> <b>Ground floor</b>
<i>Condition</i> <b>Very good condition</b>	<i>View</i> <b>town</b>
<i>Release date</i> <b>Now</b>	<i>Ref.</i> <b>23022026</b>

Located in the Condamine district of Monaco, in a commercial and residential environment. Local benefiting from an elegant façade in perfect condition, offering a neat and qualitative presentation.

Quarterly rent: €8,530.02.

Transfer of lease rights, with the possibility of acquiring the business.

### Activity authorized under the lease

Purchase, wholesale, semi-wholesale and retail sale to individuals, commission, brokerage, representation, import, export of all products, materials, accessories and supplies for the construction, renovation, fitting

out and equipping of residential and other premises.

As well as the installation and layout of kitchens and bathrooms.

### **Lease conditions**

Commercial lease 3/6/9 years having taken effect on 01/04/2014.

Current rent: €8,530.02 per quarter (EIGHT THOUSAND FIVE HUNDRED AND THIRTY EUROS AND TWO CENTS).

### **Additional information**

Easy tour.