



Code: [V002450](#)

ATTRACTIVE SHOP WITH EXCELLENT PROFITABILITY IN DESENZANO DEL GARDA

Via Francesco Agello Desenzano del Garda BS Italia

SALE
325.000€

Commercial

 68 mq

DESCRIPTION:

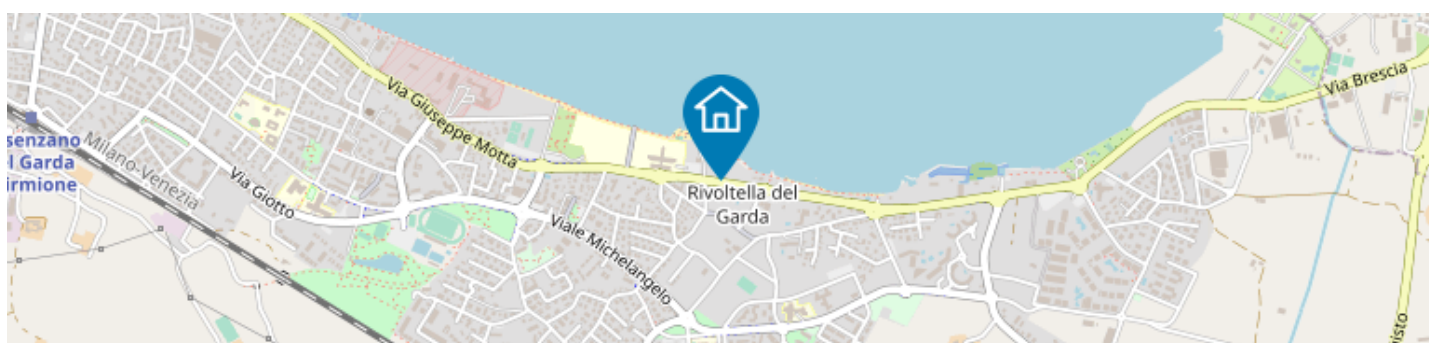
Situated in a strategic position and convenient to the centre of Rivoltella d/G and the lake, inserted in a commercial complex characterised by excellent visibility thanks to the direct access to the main state road and equipped with convenient and ample parking, we propose an interesting shop located on the ground floor with large front windows complete with a large porch and two convenient garages in the basement. The property is currently rented with an annual rent of approximately € 19,350.00 with a 6% annual profitability. Excellent investment. We remain available for further information on request.

ADDITIONAL INFORMATION

Energy Rating: VA	Minimum IPE: -	Heating: Independent	State: Good
Grade: Medio	Position: Center	View: Open View	Orientation: -
Rooms / Locals: 1	Floor: -	Building Floors: 4	Internal Levels: 1
Garage: 2	Mq Garage: 40	Parking Space: -	Terraces: -
Mq Terraces: -	Balconies Mq: -	Arcades: 1	Mq Arcades: 40
Garden: -	Kitchen: -	Furniture: -	Annual Expenses: 216

ACCESSORIES

- ✓ Air Conditioning
- ✓ Automotive Passage
- ✓ Closet
- ✓ Data Network
- ✓ Double Glasses
- ✓ Independent Entrance
- ✓ Pedestrian Crossing
- ✓ Theft Protection



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