

Paris 7 Commercial premises lease transfer in a busy shopping street with high purchasing power customers

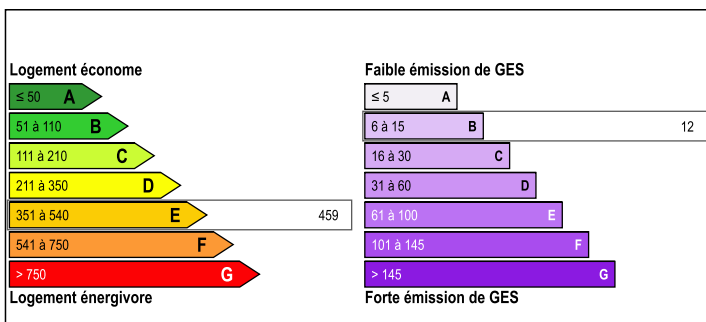
INFORMATION

Town:	Paris 7e Arrondissement
Department:	Paris
Bed:	0
Bath:	0
Floor:	14 m2
Plot Size:	0 m2

IN BRIEF

Paris 7 Gros Caillou / Ecole Militaire Transfer of lease of a trade in the commercial part of the 7 eme, faithful customers made up of family as well as a clientele of tourists and offices. Surrounded by all kinds of shops, from craftsmen to food shops, restaurants and hotels to suit all budgets. This 14 m2 business premises has been occupied for 35 years by the current tenant. All activities are possible, except for catering-related businesses. It has a water point and an iron curtain. Good transport links: 8 bus lines and metro line 8 (Ecole Militaire) 5 minutes away, RER C 10 minutes.

ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.

DESCRIPTION

Paris 7 arrondissement, Leggett immobilier offers you a lease transfer of commercial premises in the Gros Caillou and Rue Cler area, renowned for its architecture and green spaces. Most of the ground floors are occupied by shops. You'll find constant activity from early morning until late evening. Inhabitants are families with strong purchasing power, and well-known brand names have their doorstep here, as do budget food stores. You'll also find great potential for craftsmen such as shoemakers, hairdressers, locksmiths and furniture renovators. Nearby Rue Cler is pedestrianized and features mainly food shops that attract tourists for its village feel, but also office clientele such as MEDEF and banks, architects' offices and real estate agencies. The 7th arrondissement is a great address for many companies of all sizes. The Ecole Militaire and the Invalides, as well as the many ministries and embassies, attract a large clientele. The 7th arrondissement offers many places to visit for tourists, notably the Eiffel Tower, and the Gros Caillou area benefits from this clientele of visitors who want to enjoy Paris in a safe, unspoilt area. This commercial space offered by Leggett Immobilier for lease transfer comprises a 14 m² room opening onto the street via a shop window, secured by an iron curtain. South-facing, it benefits from plenty of natural light.

The premises are easily accessible by vehicle, with a large delivery bay almost opposite, numerous parking spaces on the street and in the vicinity, by public transport...

LOCAL TAXES

Taxe habitation: EUR

NOTES