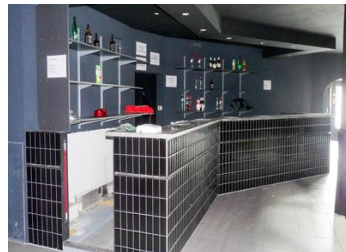


Commercial building with 2.5 hectares of land. Formerly a disco with swimming pool, wooded grounds, parking areas and a pond.



INFORMATION

Town:	Saint Michel de Laperon
Department:	Dordogne
Bed:	0
Bath:	0
Floor:	0 m2
Plot Size:	25720 m2



IN BRIEF

Building for commercial use, exceptional setting offering many possibilities (restaurant, cabaret, tavern, leisure center, camping ...). In full nature on 2.5 hectares of wooded land, building of 500m2 with annex building of 90m2 (possibility home house to finish). All with pool, terraces, outdoor kitchen and large basement.

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

Offered for sale is an attractive domed building set in its own wooded grounds. This was formerly a successful disco. There is a large parking area for visitors

The main building which is around 500m² offers a dancing area with wooden dance floor surrounded by areas all around (tiled floor) with bar area, kitchen, disc jockey zone, cloakrooms plus shower room and outside there is a swimming pool. There is a terrace outside and barbecue area.

Beside the main disco is another building (90m²) which comprises 5 rooms. This building is unfinished but could be made into a dwelling for an on-site manager.

Surrounding the buildings is a wooded area and a pond and there is potential to set up a campsite perhaps.

LOCAL TAXES

Taxe foncière: 3000 EUR

NOTES