

## 5 slaapkamer Commercieel vastgoed Te koop in Ventas del Carrizal, Jaén

135.000€

SOLD ASK US ABOUT SIMILAR!!FANTASTIC OPPORTUNITY TO OWN AN ESTABLISHED SUCCESSFUL BUSINESS AND A HOME DEEP IN THE HEART OF ANDALUCIA.

This is a great opportunity for someone looking to move to Spain and take over an established bar with a home and B&B potential all included in the price. The price is for the whole thing, the business and the property there is no leasing or rents to pay the new owner will own the whole thing outright.

Located in a busy village in the Jaen province of Andalucia the bar has been up and running for a number of years by the current owners who are now looking to move on within Spain. It has been run successfully and has a busy working kitchen with both Spanish and British clientele. The living accommodation is also set on one of the two floors to work as a B&B if desired so there are plenty of business opportunities.

The main bar has a capacity of 20 people, a dining area off the main bar 30 people and the outside terrace 40 people. There is an industrial kitchen that meets all current health and safety regulations in Spain and is very busy when the bar is open.

The first floor hosts three double bedrooms, two with en suite bathrooms, one having its own private patio and the third has an independant bathroom along the hallway. There is also a family lounge area here with access to a patio looking across the olive filled hillside. This area is ideal if the new owners wished to take up B&B as then there is access to the 2nd floor where the current owners use as their own living quarters, it hosts two large bedrooms and a bathroom.

This is a charming property in a charming village with many Andalucian features especially in the living area. The current owners have worked hard over the past few years building the business up and have hosted many themed nights, charity nights and special events enjoyed by both Spanish and other nationalities who live in the surrounding areas.

A must see and a ready made business just looking for a new owner to take over the reins and put their own stamp on

 5 slaapkamers

 schools

 6 badkamers

 Close to shops

 shops

 Air conditioning

Onroerend goed op de markt gebracht door Andalucian Property Sales

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