

**6** 06 07 13 13 75

www.set-immo.fr

## Price on request

Professionnel local commercial

Surface: 170 m²

**Exposition**: Nord est

Features:

Immeuble indépendant

Energy class (dpe): D

Emission of greenhouse gases (ges): A



## Local commercial 62 Uzès

Building ideally located in the heart of Collias, close to car parks, a sales area of approximately 67 m² in ERP and above a dwelling, type P3, separate approximately 97 m². Suitable for a variety of businesses, this space offers the flexibility necessary to realize your commercial project in this village with many amenities and existing businesses. It will be enough to find what activity could be developed in the village: A bicycle rental company for example. And the apartment above will allow you to live there or be rented out. A great investment to discover!!! Imagine establishing your business in this dynamic location, attracting a varied clientele in the heart of bustling Collias, and being able to stay above your business!

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