



Reference : 6267



EXCEPTIONAL INVESTMENT OPPORTUNITY IN SARLAT-LA-CANEDA: CHARACTERFUL PROPERTY
FOR SALE, IDEALLY LOCATED AND OFFERING GREAT POTENTIAL!!!

337 600 € HAI
(Reference : 6267)

This building, located in the heart of Sarlat-la-Canéda—a tourist town renowned for its medieval heritage and cuisine—represents a rare investment opportunity. Currently operating as a dental office, this two-story building offers a total floor area of approximately 200 m². It enjoys a strategic location, in close proximity to shops, restaurants, schools, and public transportation. The town of Sarlat-la-Canéda attracts many tourists throughout the year, ensuring strong rental demand.

PROPERTY DETAILS :

The ground floor is currently divided into several rooms (140 m²), including: a reception area, a waiting room, three examination rooms, a sterilization room, an X-ray room, and restrooms. The upper floor (60 m²) consists of a landing with access to the attic, a storage area with a kitchenette, and an operating room.

MORE INFO :

Building in very good overall condition—double-glazed windows—fully air-conditioned—connected to the sewer system—Property tax: €2,161 per year.

This building, ideally located in the heart of Sarlat, represents a rare investment opportunity. With its strong potential for appreciation and attractive returns, this building is ideal for investors seeking a safe and profitable investment.

PLEASE FEEL FREE TO CONTACT US FOR MORE INFORMATION AND TO SCHEDULE A VIEWING !!