



DAMAC d.o.o.

## ALMA DOM INVEST

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<b>Code :</b>	14365
<b>Location :</b>	Brtonigla
<b>Building size :</b>	508 m2
<b>Lot size :</b>	390 m2
<b>Distance from center :</b>	100 m
<b>Distance from sea :</b>	6000 m
<b>Seaview :</b>	No
<b>Number of floors :</b>	3
<b>Number of rooms :</b>	7
<b>Number of bathrooms :</b>	5
<b>Year of construction :</b>	n/a
<b>Energy efficiency :</b>	Not specified
<b>Parking :</b>	Yes
<b>Air conditioning system :</b>	Yes
<b>Basement :</b>	Yes

Price : 824.000 €

Several related buildings are for sale. The first part is a studio apartment, a tavern with 2 toilets, storage and changing rooms for workers. There is a common entrance to the tavern and a separate entrance leads to the studio apartment on the first floor and the second floor high attic in which two more rooms can be made with their own toilet. Along with the tavern comes a large terrace that serves as a dining area and as a space for large entertainment events. The second floor and high attic need renovation in order to be able to stay in the premises. The house has a view of nature from the upper floors. The tavern has 3 separate fireplaces, heating is done with fuel oil and there are radiators. The apartment has the option of heating with heating oil, wood or air conditioning. Each apartment has 3 bedrooms, living room, kitchen, toilet and hallway. Tavern and apartments on the upper floors are a great investment for a hospitality facility that has a great cash flow.

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