

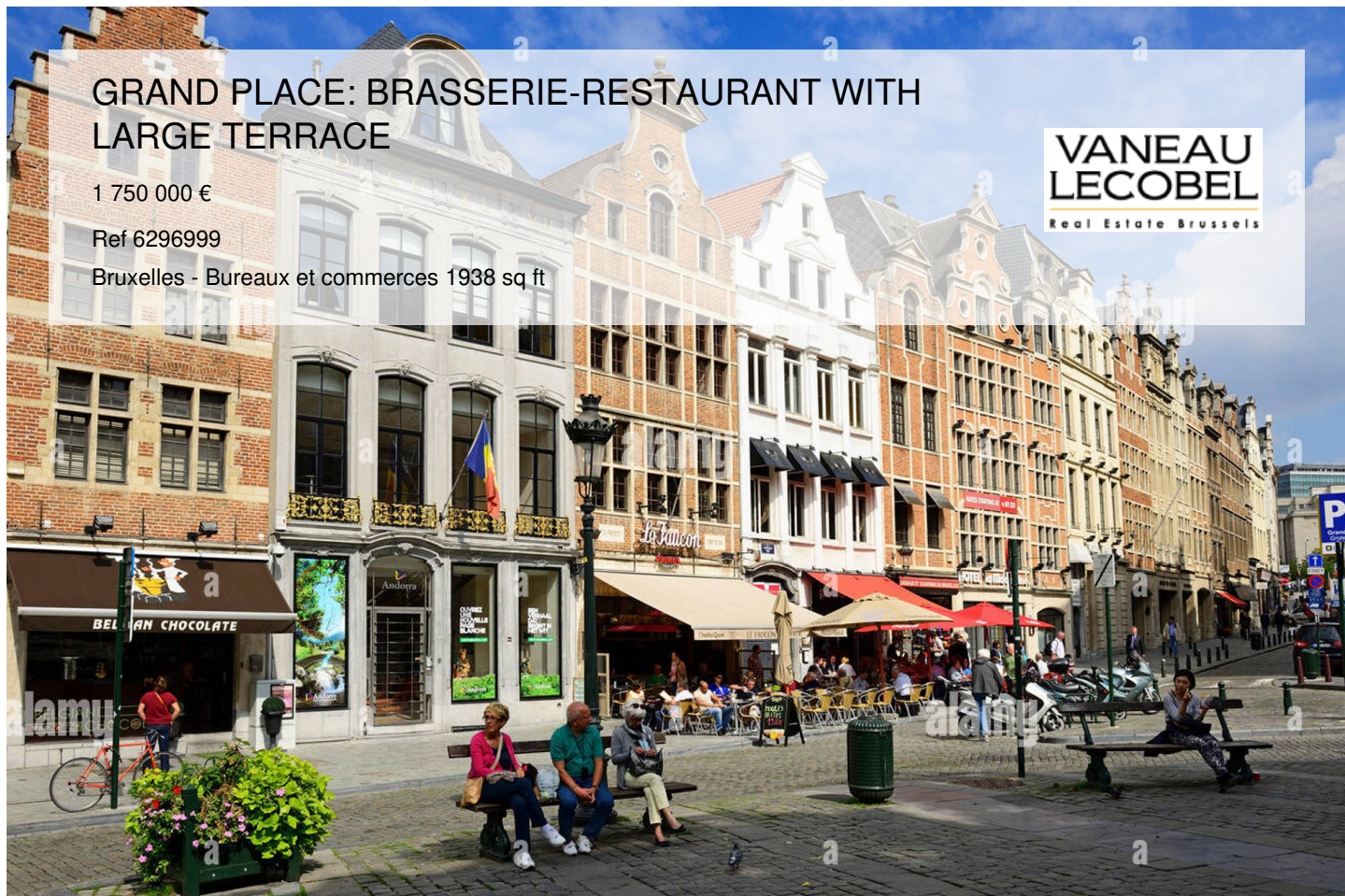
GRAND PLACE: BRASSERIE-RESTAURANT WITH LARGE TERRACE

1 750 000 €

Ref 6296999

Bruxelles - Bureaux et commerces 1938 sq ft

**VANEAU
LECOBEL**
Real Estate Brussels



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About this property

INVESTMENT PROPERTY Vaneau Lecobel presents this magnificent, completely renovated restaurant in the heart of the historic center, which has been established for many years. Unique AAA location 100 m from the Grand Place in Brussels, in the immediate vicinity of the Galeries Royales. Distributed over 2 levels: approx. 100 m² on the first floor and 80 m² in the basement. Fully renovated and equipped kitchen. Capacity 70 seats inside + large sunny terrace with 50 seats, possibility of 60 seats. Sold either rented at €10,000 per month with a commercial lease, or free of occupation via payment of a €35,000 indemnity. Currently leased with a 9-year commercial lease since 2023 (renewable). Sale of company shares (no registration fees). The key money is included in the price! An institution that has been operating for years, with a very attractive yield (7%) and very good sales (920,000€/year)! Make offer from €1,750,000 subject to acceptance by seller. Rare location right in the heart of Brussels' historic center, next to the Grand Place! A unique opportunity not to be missed!

VANEAU LECOBEL

BRUSSELS EAST

200 , Belliardstreet - 1000

Brussels

ph +32 2 669 70 90

✉ est@vaneau-lecobel.be

Reference : 6296999

Price : 1 750 000 €

Surface : 1938 sq ft

Floor : 0

Terrace : Yes

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VANEAU

Immobilier de prestige depuis
1972

VANEAU LOCATION

Une équipe dédiée à Paris,
Neuilly et Boulogne

VANEAU VIAGER

30 ans d'expérience en vente
viagère

VANEAU

C'EST AUSSI

VANEAU BUREAUX & COMMERCES

+10 000 offres disponibles

VANEAU PATRIMOINE

Dispositifs de défiscalisation,
SCPI, Assurances Vie

VANEAU DIGITAL NEUF

La plate-forme digitale 100%
immobilier neuf

COURTAGE CRÉDITS

Exell Crédit immobiliers
Assurances emprunteurs

GESTION LOCATIVE

GTF, plus de 7 000 lots gérés à
Paris

140 collaborateurs

1200 signatures par an

1000 immeubles par an

2.5 milliards d'actifs gérés