

## Business for sale in Viareggio

### € 169.000

### Ref. 83121



**37 sq.m. | Bathrooms: 1 | Rooms: 2**

StudioZero24 Real Estate offers for sale in the heart of Viareggio, just steps from the sea and in a busy location, an established tobacco shop with a license for tobacco, slot machines, and lottery. The property comprises two rooms totaling 37 square meters and includes an external vending machine. The location is ideal, with a constant flow of customers thanks to its proximity to the Town Hall. Contact us for more information!

"Our mission is to offer a personalized, quality experience for each client, accompanying them through all phases of the real estate transaction.

We have in-depth knowledge of the region and are committed to understanding the unique needs of those who turn to us, working with transparency and passion to build lasting relationships of trust.

We aim to constantly improve our services to be a reliable and competent local reference point.

### Certification

**Energy Class: D**

**EPgInr: 1082.02 kwh/□**

## Features

Code: 83121	Reason: Sale
Categoria: Business	Zip Code: 55049
Municipality: Viareggio	Total Square Meters: 37 sq.m.
Bathrooms: 1	Rooms: 2
Covered sq.m.: 35 sq.m.	Number Of Windows: 1

## Nearby

Gyms	Spa
Football Fields	Fitness Centers
Tennis Courts	Bike Lanes
Playgrounds	Railway Station
Public Transport	Kindergarten
Elementary Schools	Schools
High Schools	Cafe
Post Offices	Shopping Centers
Municipal Offices	

