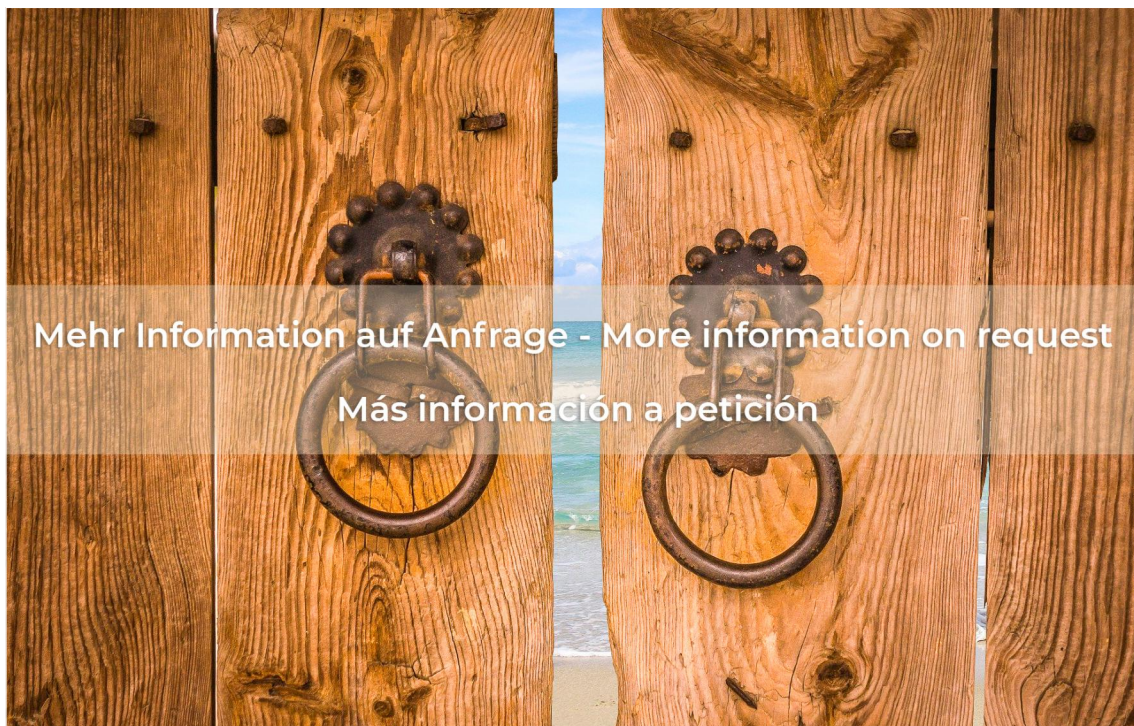


Sale: Restaurant with a roof garden and dining area vaulted

07580 Capdepera (Spanien), Restaurant - for sale

CCC-Ref.: R-0055



Total surface area approx.: 221 m² - Rooms: 6 - Purchase Price: 244,000 EUR



Sale: Restaurant with a roof garden and dining area vaulted

CCC-Ref.	R-0055
Types of properties	Hostelería, Restaurant
Address	07580 Capdepera Mallorca Spanien
Location	1a
Floors in the house	2
Total surface area approx.	221 m ²
Gastro area approx.	130 m ²
Rooms	6
Balconies	1
Terraces	1
Main energy source	Electricity
Year of construction	1935
State	Well-kept
Available from	by arrangement
furnished	yes
Area	Center
Surroundings	Pharmacy, Doctor, Bus, Shopping facilities, Golf course, Primary school, Harbour, Cinema, Public pool, Police, Post Office, Riding arena, Calm area, Playground, Close to the beach, Tennis court, Secondary school, Residential complex, Residential area
Equipment / Characteristics	Balkon, Einbauküche, Guest Terrace, Terrasse, Tiled floor
Buyer's commission	When a contract is signed, the commission is paid by the vendor
Purchase Price	244,000 EUR

Object description

This exclusive village restaurant with vaulted dining room, typical Mallorcan fireplace and roof-garden looks for a new owner! The atmosphere of these spaces stands out over the classic and modern restaurants. Here you come to spend a pleasant evening in a luxurious, typical Mallorcan environment and to enjoy the gastronomic delights from A to Z. The historic walls have been used as a restaurant for more than 40 years. For the limited number of space for diners (about 25 diners in the vaulted dining room, about 25 in the roof garden) the restaurant needs few workers. Through a Mediterranean entrance patio, you enter the hall which has a bar counter. Some steps lead to the vault with typical chimney, which is responsible, in the colder months, to provide a cozy and romantic atmosphere. The dining room has a door that connects with the kitchen, fully equipped, about 35 m². A staircase leads to the upper floor where are the extraordinary bathrooms for guests. On warm Mediterranean summer nights, guests love to eat on the roof terrace (garden terrace) with its pleasant breeze, which is accessed by the staircase in the courtyard. Of course, it is up to the new owner / manager to implement their own restaurant concept in this special property!

Equipment

Restaurant kitchen with several refrigerators for the separate storage of the various foods, professional gas stoves, etc. ; Chairs inside and outside, water network and public electricity network, telephone and ADSL connection, satellite TV can be activated. The decoration and equipment of the restaurant is, to a large extent, included in the price, if necessary, you will need to buy some new things. Possibilities for personal storage and shower, are available. The restaurant has all the necessary licenses, permits and certifications. It is a transfer of ownership (sale) that includes the property and the business itself. Some public parking spaces are located nearby, with the possibility of arriving on foot. You can also park on the same street in front of the restaurant (only possible on one side of the street). There is a large portfolio of fixed customers. The restaurant is open almost all year round.

Upon request we will be happy to provide you with more photos that we have available.

Other

Conditions and liability clause:

We will give the definite address only by viewing the real estate. Thank you for your understanding

The property can be visited by appointment

Phone: +34 971 566 178

Mob: +34 682 755 801 (also WhatsApp)

E-mail: contact@ccc-real-estate.com

Office opening hours:

Monday - Thursday: 10:00 - 18:30

Friday: 10:00 - 17:00

Appointments outside the opening hours upon previous arrangement.

Further interesting offers at www.ccc-real-estate.com

These details are based on information provided by the owner/property developer. Canaima Concept

& Consulting, S.L. (CCC REAL ESTATE) does not guarantee the completeness, accuracy and timeliness of this information. Subject to error and prior sale.

The resulting purchase costs incurred when purchasing a property in Spain (land transfer tax, / possibly VAT, notary fees, administration fee and land register costs) are to be paid by the buyer. The broker's commission is to be paid by the seller.

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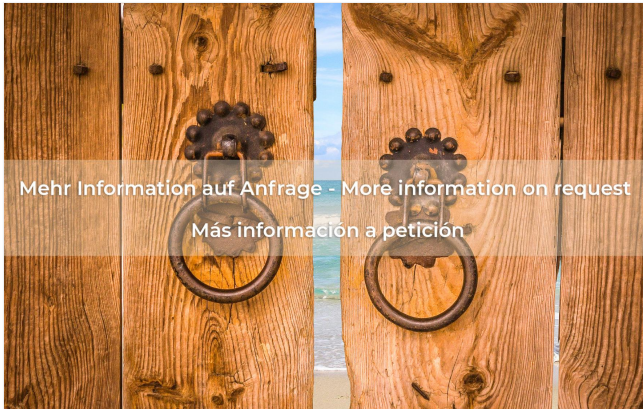
Energy certificate

Year of construction	1935
Primary energy source	Strom
Energy consumption	197.50 kWh/(m ² ·a)
CO2 Emissionen	57.50 kg CO ₂ /(m ² ·a)
Energy efficiency class	C



Location

In an area with easy access in the historic center of Capdepera. The area of influence with numerous real estate as second housing (mostly German) covers the towns and residential areas: Cala Ratjada, Font de Sa Cala, Cala Provençals, Cala Mesquida, Artà, Colonia de San Pere, Betlem, Son Servera, Cala Millor, and the large urbanization of Canyamel with Costa Canyamel



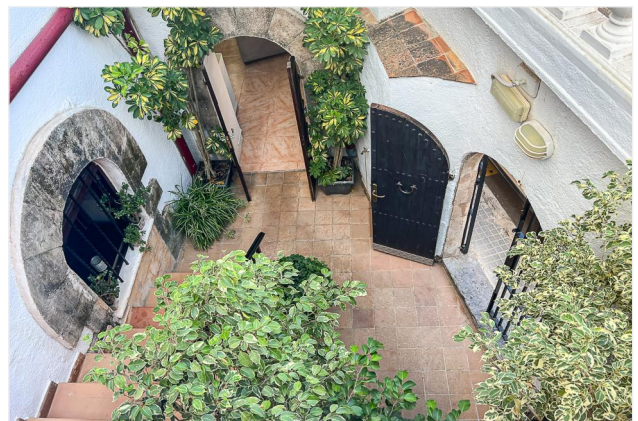
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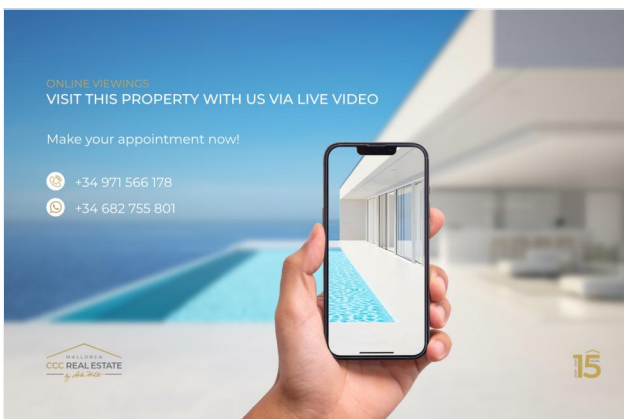
Evening ambience roof garden



Area with Majorcan fireplace



Romantic patio



Online viewing

ESCALA DE LA CALIFICACIÓN ENERGÉTICA <small>8-2025</small>		Cósumo de energía kw h / m² año	Emisiones kg CO ₂ / m² año
A	más eficiente		
B			
C		197.5	57.5
D			
E			
F			
G	menos eficiente		