

FIERCE

I M M O



Ideally located business with high
profitability

Rue de Namur 12, 1300 Wavre

Reference

7557462

Price

€ 125.000

Living surface

80m²

FIERCE

I M M O

Description

Just steps from the center of Wavre, discover this rare opportunity: a commercial property ideal for investment, offering immediate profitability.

Currently rented for €550 per month excluding charges, this property generates €6,600 per year.

The rental potential, as is, would be €7,800 per year.

The ideal location in the immediate vicinity of Wavre's center, shops, transport, and amenities. A rare opportunity for investors seeking a simple, tenanted, and profitable property.

Essential info

Reference	7557462
Type	Commercial
Living surface	80m ²
Year of construction	1940
Availability	Immediately

Required info

EPC Value	211
EPC Label	C
Urban planning destination	Unknown
Urban planning permit	Unknown
Subdivision permit	Unknown
Summons	Unknown
Court decision	Unknown
Right to sell	Unknown
O-Level	Not located in flood area

Layout

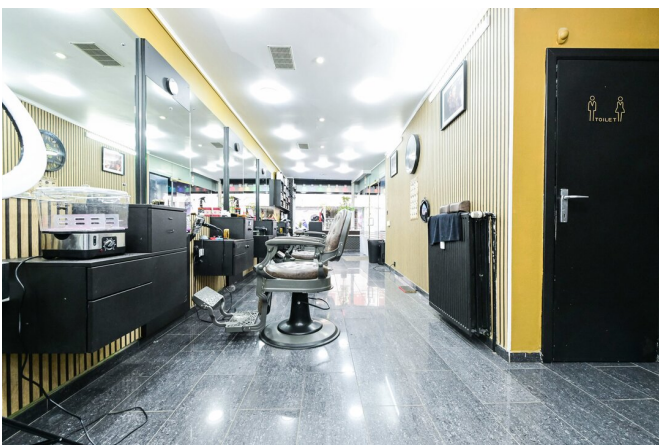
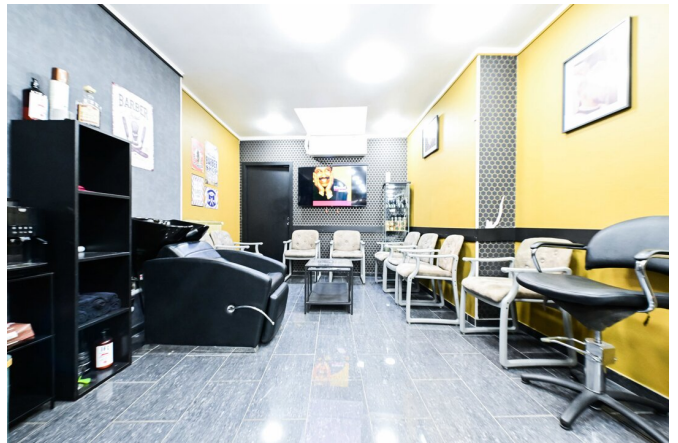
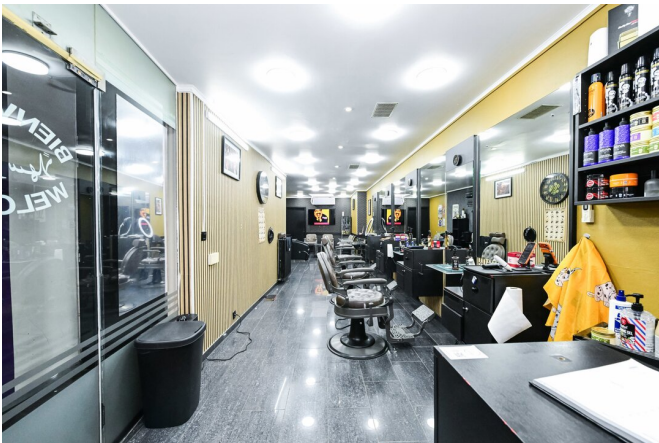
Toilets 1

FIERCE

I M M O

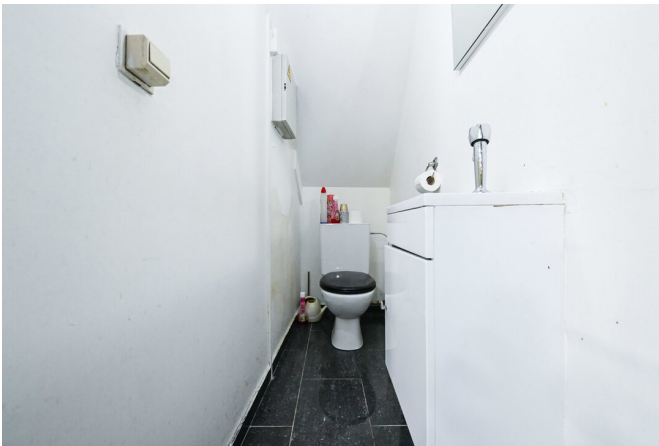
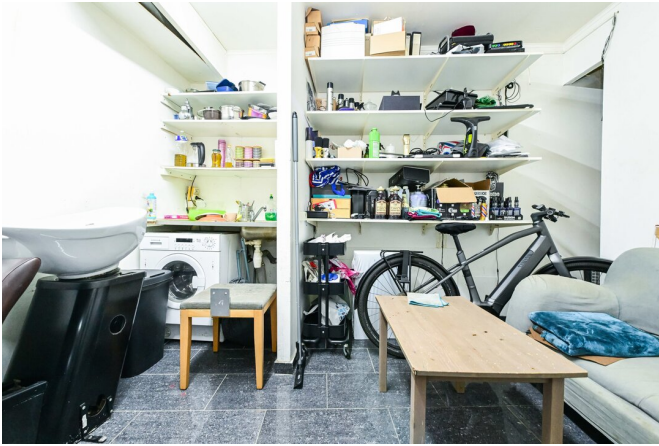
FIERCE

I M M O



FIERCE

I M M O



FIERCE

I M M O

Interested in this estate?

Contact us for more information



Noah Todaro

Real estate advisor - IPI 800.066

- T. +32 492 40 78 05
- E. noah@fierceimmo.com

FIERCE

I M M O