

Bischofsgrün

Car repair shop with versatile usage options

Property ID: 24093030



PURCHASE PRICE: 749.000 EUR • LAND AREA: 6.110 m²

Property ID: 24093030 - 95493 Bischofsgrün

- At a glance
- The property
- Energy Data
- A first impression
- Details of amenities
- All about the location
- Other information
- Contact partner

Property ID: 24093030 - 95493 Bischofsgrün

At a glance

Property ID	24093030	Purchase Price	749.000 EUR
Year of construction	1995	Commission	Käuferprovision beträgt 3,57 % (inkl. MwSt.) des beurkundeten Kaufpreises
		Total Space	ca. 681 m ²
		Modernisation / Refurbishment	2000
		Condition of property	Well-maintained
		Construction method	Prefabricated components

Property ID: 24093030 - 95493 Bischofsgrün

Energy Data

Energy Source	Oil	Energy Certificate	Energy demand certificate
Energy certificate valid until	13.05.2034	Final Energy Demand	282.20 kWh/m²a
		Year of construction according to energy certificate	1995

Property ID: 24093030 - 95493 Bischofsgrün

The property



Property ID: 24093030 - 95493 Bischofsgrün

The property



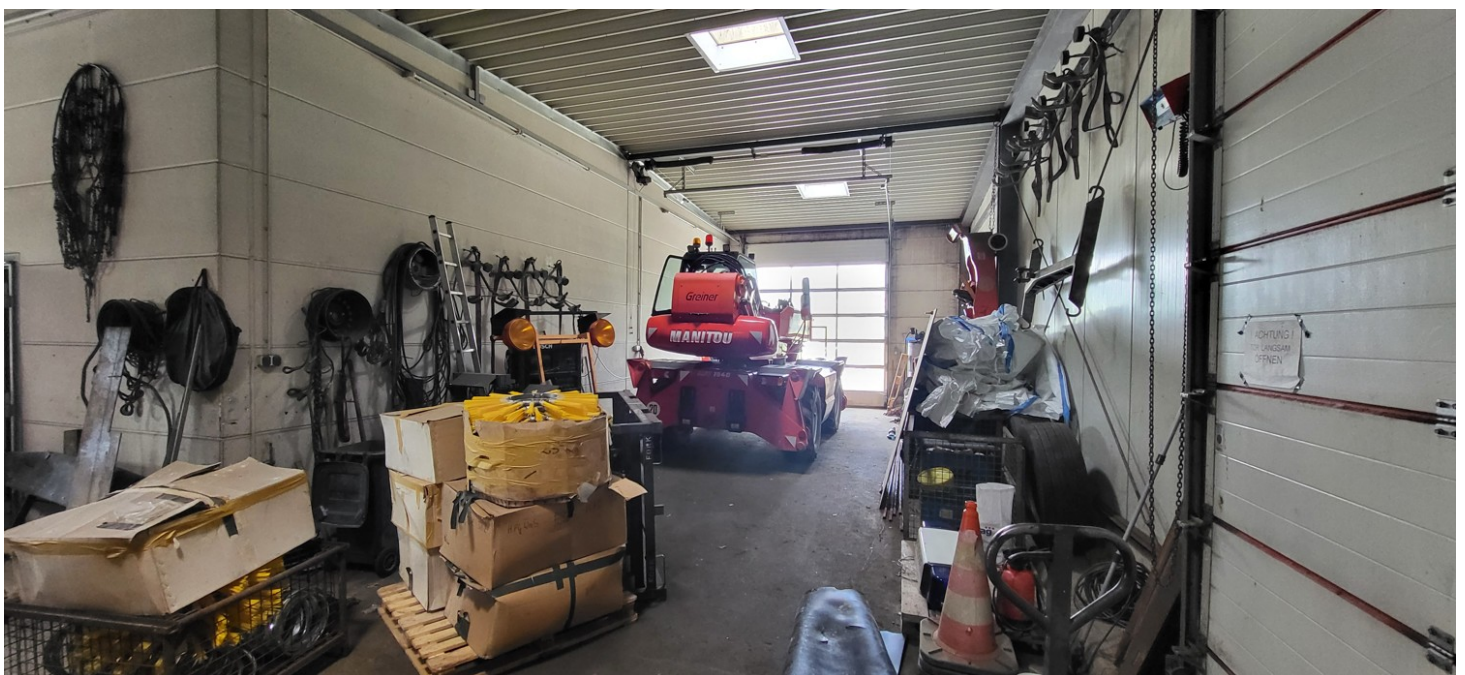
Property ID: 24093030 - 95493 Bischofsgrün

The property



Property ID: 24093030 - 95493 Bischofsgrün

The property



Property ID: 24093030 - 95493 Bischofsgrün

A first impression

This property is a well-maintained automotive repair shop, originally built in 1995 and extended in 2000. Situated on a plot of approximately 6,110 m², the building offers diverse commercial potential. The reinforced concrete frame structure houses spacious sectional doors, a fully equipped automotive repair shop, a car wash, a showroom, and office and storage space. The property is ideally suited for tradespeople, car dealerships, or other businesses seeking optimally equipped commercial space. The generous grounds offer ample room for further development or additional storage. Large sectional doors at the workshop entrance provide convenient access for vehicles and machinery of all kinds. The property benefits from excellent transport links to the B303 highway. Overall, the workshop offers ideal conditions for businesses seeking a well-equipped property with significant development potential. We would be pleased to provide further information or arrange a viewing.

Property ID: 24093030 - 95493 Bischofsgrün

Details of amenities

- Öl-Zentralheizung
- KFZ-Werkstatteinrichtung
- Waschstraße
- großzügige Außenfläche, weitere Bebauung möglich
- große Sektionaltore

Property ID: 24093030 - 95493 Bischofsgrün

All about the location

Bischofsgrün ist eine Gemeinde im Landkreis Bayreuth und liegt im Fichtelgebirge, am Fuße des Ochsenkopfes.

Die Verkehrsanbindung ist durch die direkte Lage an der Bundesstraße 303 sehr gut.

Property ID: 24093030 - 95493 Bischofsgrün

Other information

Es liegt ein Energiebedarfsausweis vor.

Dieser ist gültig bis 13.5.2034.

Endenergiebedarf für die Wärme beträgt 261.20 kwh/(m²*a).

Endenergiebedarf für den Strom beträgt 21.00 kwh/(m²*a).

Wesentlicher Energieträger der Heizung ist Öl.

Property ID: 24093030 - 95493 Bischofsgrün

Contact partner

For further information, please contact your contact person:

Mark Beyer

Hohenzollernring 73, 95444 Bayreuth

Tel.: +49 921 - 73 04 553

E-Mail: bayreuth@von-poll.com

To the Disclaimer of von Poll Immobilien GmbH

www.von-poll.com