



☎ 04 67 42 89 68 | agence@marianneimmobilier.com | www.marianneimmobilier.com

Price on request

Professionnel local commercial

Surface : 250 m²

Energy class (dpe) : Unavailable

Emission of greenhouse gases

(ges) : Unavailable



Local commercial Lattes - Ref. 825P11L - Mandate n°2384

For rent – Commercial space 250 m² + potential for extension – Lattes (Business Park) Entry fee: €12,000 excl. VAT. We offer for rent a ground-floor commercial space of 250 m², located in the heart of a thriving business park. An additional 165 m² on the upper floor is also available, which can be customized to your needs (currently unsecured and unfinished). Property features: Main area: 250 m² Possible extension: 165 m² on the upper floor Parking: shared parking areas within the zone Rent payment: quarterly Financial terms: Annual rent: €55,200 excl. VAT and charges (equivalent to €4,600 excl. VAT and charges per month) Security deposit: 6 months' rent plus advance on charges, property tax, waste removal, and VAT = €42,696 Monthly charges: €1,340 excl. VAT (including advance payments for general charges and building insurance, property tax, waste removal) Applicable VAT: 20% This premises benefits from an excellent location in an attractive area, perfect for establishing your business. Contact us for more information or to schedule a visit.

Document non contractuel
25/10/2025 - Prix T.T.C



Marianne Immobilier - 91, Avenue du Pont Juvénal - 34000 Montpellier

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Carte professionnelle n°3402 2017 000 016 749 délivrée par la CCI de l'Hérault le 17/02/2023 - RCS B 434 292 512 Montpellier

Code NAF 703A - Garantie financière : La société de caution mutuelle des professions immobilières et foncières SOCAF - 26 avenue de Suffren - 75015 PARIS - Document non contractuel