

**Sales - Commercial - Fuengirola**  
**420.000€**



**Ref.-ID: MIBGR4753876**

**Fuengirola**

**Commercial**

**Community: 468 EUR / year**

**IBI: 502 EUR / year**



**2**



**131 m2**

**\*\*Prime Commercial Shop in Fuengirola, Costa del Sol\*\*** Discover the perfect opportunity to establish your business in the heart of Fuengirola, Costa del Sol. This prime commercial property boasts a generous 131 m<sup>2</sup> built area and 111 m<sup>2</sup> of usable space, spread across two floors. Situated at street level in a bustling commercial area, this shop offers excellent visibility and foot traffic, making it ideal for a variety of retail or service-oriented businesses. The property, built in 1970, is in good condition and features modern amenities such as fiber optic internet connectivity. The shop is oriented to the east, ensuring ample natural light throughout the day. While the interior is not furnished and the kitchen is not fitted, this allows for complete customization to suit your specific business needs. Additionally, communal parking is available for both staff and customers, adding to the convenience. With its strategic location close to other shops and essential utilities like electricity already in place, this commercial property is a fantastic investment. Don't miss out on the chance to make your mark in one of Costa del Sol's most vibrant towns. Contact us today to schedule a viewing and explore the endless possibilities this space has to offer!

**Setting**

- ✓ Town
- ✓ Commercial Area
- ✓ Close To Shops

**Parking**

- ✓ Communal

**Orientation**

- ✓ East

**Utilities**

- ✓ Electricity

**Condition**

- ✓ Good

**Features**

- ✓ Fiber Optic

**Furniture**

- ✓ Not Furnished

**Kitchen**

- ✓ Not Fitted