

Sales - Commercial - Marbella  
**3.400.000€**

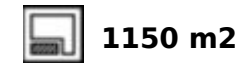
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Marbella

Commercial



COMMERCIAL PREMISES LOCATED IN THE HEART OF THE GOLDEN MILE. THE PROPERTY IS LOCATED EXACTLY WHERE THREE OF THE MAIN ARTERIES OF MARBELLA CITY CONVERGE IT HAS WON THE FIRST PRIZE FOR ARCHITECTURE IN MARBELLA. BUSINESS FUNCTIONING AS A GALLERY, SOCIO-CULTURAL ACTIONS - EVENTS AND HOSPITALITY TERRACE. CURRENTLY WITH A RESTAURANT LICENSE WITH ACTIVE INCOME. 75% COMMERCIAL USE, 25% HOUSING 1150M2 PLOT 550M2 BUILT ON THREE FLOORS 300M2 MIDDLE FLOOR 200M2 SEMI-BASEMENT 50 TOWER SUITE URBAN PLAN 86.87. SALE PRICE €3,400,000 RENTAL PRICE €15,000/MONTH (€600,000 ENTRY THAT IS DISCOUNTED FROM THE MONTHLY FEES) RENT WITH OPTION TO PURCHASE PREMIUM OF €800,000 MONTHLY FEE €15,000 CONDITIONS TO NEGOTIATE, LIQUIDATION PERIOD OF 3 YEARS.

**Setting**

- ✓ Town
- ✓ Close To Port
- ✓ Close To Sea
- ✓ Close To Town
- ✓ Close To Schools
- ✓ Close To Forest
- ✓ Close To Marina

**Kitchen**

- ✓ Partially Fitted

**Orientation**

- ✓ South

**Parking**

- ✓ Garage

**Condition**

- ✓ Good

**Climate Control**

- ✓ Air Conditioning
- ✓ Fireplace

**Views**

- ✓ Mountain
- ✓ Garden

**Furniture**

- ✓ Part Furnished