



### Other in Puerto Banús

Bedrooms	<b>0</b>	Bathrooms	<b>1</b>	Built	<b>504m2</b>	Terrace	<b>0m2</b>
<b>R132516</b>		<b>Other</b>		<b>Puerto Banús</b>		<b>1.250.000€</b>	

Commercial premises of 504sqm in Centro Puerta de Banus, next to BMW /Porsche garage, Shell petrol station and Alzambra, with fantastic visibility from the road. Spread over two floors, with the ground floor at street level and a basement featuring a toilet/shower room. The high ceiling of 4.5 meters allows for the addition of a mezzanine if desired. Recently refurbished as an architect's office, the property boasts a modern appearance with a predominantly glass frontal facade. The property is rented out until 2027 and therefore offers a 5% guaranteed rental return for another 4 years. Sold with 2 parking spaces in the underground garage.

Near Transport

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