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Commercial Premises in San Pedro de Alcántara

Bedrooms	Bathrooms	Built	Terrace
0	**1**	**93m2**	**0m2**

R4938907	**Commercial Premises**	**San Pedro de Alcántara**	**400.000€**

Located in the most vibrant commercial district of San Pedro Pueblo, near of Primor ,this 72 sqm premises offers a premier opportunity for visionaries and investors alike. Its strategic street-level position ensures high footfall and maximum brand exposure within a high-density residential and tourist hub. In a market where prime commercial space is increasingly scarce, this property provides the perfect foundation for a thriving business looking to tap into Marbella West's most authentic and bustling community. Versatility Meets High-Yield Investment Designed for flexibility, this space is ideal for a wide range of uses, from boutique retail to professional consulting firms. Surrounded by essential services, public parking, and top-tier dining, it offers the logistical ease required for modern business operations. Investing in this San Pedro commercial unit means securing a "blue-chip" asset in a rapidly appreciating area, offering international investors a solid return on investment and a prestigious foothold in the Spanish Mediterranean market. Legal Information: The price does not include closing costs and taxes: VAT (10%) and Stamp Duty (1.2%) for new builds, or Property Transfer Tax (7%) for resale properties (consult reduced rates of 6% or 3.5% ?depending ?on ?the ?buyer's ?profile). Notary, Land ?Registry, ?and administrative fees are not ?included. Real ?estate brokerage ?fees ?are included in the ?price ?and ?are ?covered ?by ?the ?seller.