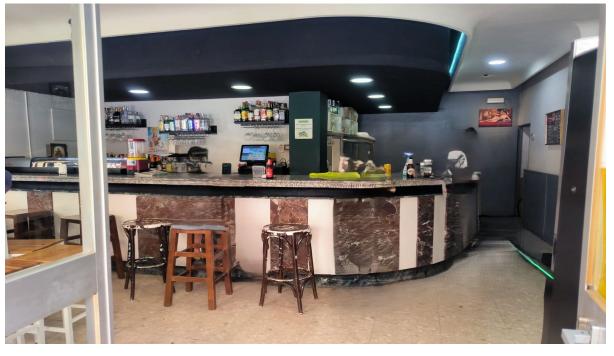


Sales - Commercial - Fuengirola 195.000€

www.arbatestates.com +34 606 84 36 45 +34 602 51 80 97 info@arbatestates.com











Ref.-ID: R5063998 Fuengirola

Community: 300 EUR / year IBI: 301 EUR / year



67 m²

Commercial

Unique opportunity in Fuengirola! This 67m² commercial space is strategically located at street level, just steps from Plaza de los Reyes Católicos, supermarkets, pharmacies, and schools, ensuring a constant flow of potential customers. Currently used as a cafeteria/bar, this versatile space features two bathrooms, a fully equipped kitchen, and a smoke vent, ideal for starting your hospitality business. It also has a very large terrace with 17 tables, making it perfect for a cozy café. Don't miss this opportunity in a busy area with excellent visibility! We are available for a no-obligation viewing. In compliance with the Decree of the Junta de Andalucía 218/2005 of October 11, it is reported that the indicated price does not include the expenses inherent to the purchase of real estate according to current laws (ITP or VAT, notary expenses, registry expenses,) The exposed data is merely informative and has no contractual value. The offer is subject to errors, price changes, omissions, availability and/or withdrawal from the market without prior notice.

| Setting | Orientation | Condition | Climate Control | Views | Features |
|------------------|--------------|----------------------------------|------------------|-----------------|-----------------|
| ✓ Town | South | ✓ Good | Air Conditioning | ✓ Street | Near Transport |
| Commercial Area | | | | | Private Terrace |
| Beachside | | | | | Satellite TV |
| Close To Port | | | | | ✓ WiFi |
| Close To Shops | | | | | Storage Room |
| Close To Sea | | | | | ✓ Bar |
| Close To Town | | | | | Double Glazing |
| Close To Schools | | | | | Courtesy Bus |
| Close To Marina | | | | | Near Church |
| Furniture | Kitchen | Security | Parking | Utilities | Category |
| Fully Furnished | Fully Fitted | Electric Blinds | ✓ Street | Electricity | Investment |
| | | Alarm System | | Drinkable Water | |