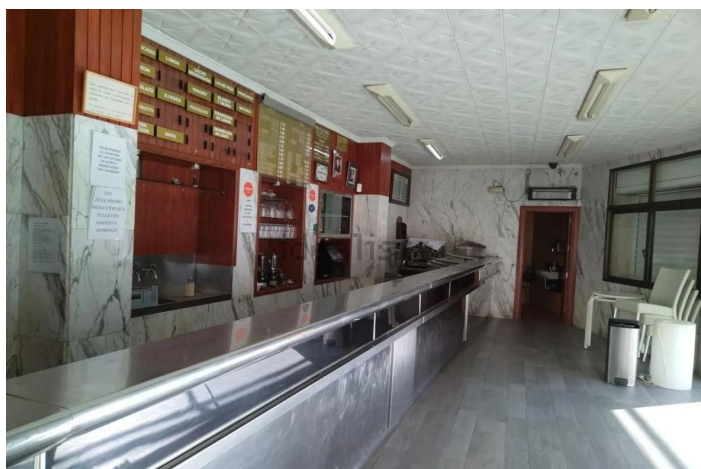




## Commercial Premises for sale in Málaga, Málaga

945,500 €

Reference: R5018149 Build Size: 210m<sup>2</sup>





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## Costa del Sol, Málaga

Fabulous commercial space for sale in one of the most desirable areas of Málaga, specifically in Pedregalejo, a highly coveted location sought after by tourists from all over the world.

It is intended for commercial use, as previously stated, but it can be converted into a home with the proper permit. The project could also include the construction of several apartments with their respective storage rooms. The lower part of the property has a warehouse plot where storage or storage rooms could be built.

It is important to note that this property is ideal for investors, as it offers endless possibilities and uses.

### Leisure Area:

Pedregalejo Beach offers countless bars and restaurants, such as:

Las Acacias

Los Espigones

Pez Tomillo

La Machina, etc.

### Places of Interest:

Flea Market

Málaga Cathedral

Bullring

Alcazaba, etc.

Perfect location, surrounded by supermarkets, bars, pharmacies, fashion stores, etc.

Expenses: Taxes (ITP or VAT+AJD) + Notarial and registration expenses.GVC



## Features:

### Features

Covered Terrace

Wood Flooring

### Security

Alarm System

### Climate Control

Central Heating

### Energy Rating

D

### Furniture

Not Furnished

### CO2 Emission Rating

D