

**Commercial Premises for sale in Marbella, Marbella**

**6,700,000 €**

Reference: R4583257 Build Size: 3,335m<sup>2</sup>



## Costa del Sol, Marbella

For sale 50% of building in Marbella centro.

50% of building owns Spanish city hall -&gt; 1 of 3 offices on the ground floor, 1st, 2nd and 3rd floor.

We are selling 1 ground floor office + 4th, 5th, 6th floor with a terrace on the top of the building + 38 underground parking spaces.

Ground floor:

Huge office which can be commercial usage property like restaurant or shop. Each outside wall can be replaced by windows. Property has 153,04 m2

Office 89,54m2. Here walls can be also replaced by windows.

4th floor:

5 offices on the floor with windows on outside wall.

Size of offices on this floor: 60.00m2, 68.00m2, 63.00m2, 72.00m2, 76.00m2.

Each office size can be modified after buying at least whole floor.

5th floor:

4 offices with windows on outside wall.

Size of offices on this floor: 96.00m2, 85.00m2, 93.00m2, 84.00m2

Each office size can be modified after buying at least whole floor.

6th floor:

4 offices on this floor.

2 two levels offices with separate terraces.

Each office size can be modified after buying at least whole floor.

Two levels offices: 2 x 96.00m2 & 2 x 93.00m2

One level offices: 84.00m2 & 93.00m2

38 underground garage places from 11m2 to 15m2 each.

Price for everything is 6 700 000 EUR net + 21% IVA

There is also option to buy S.L. Company who owns this offices.

You can also buy everything separately or each floor.

Separately prices (net + 21% IVA):

Ground floor offices: 4 569,12 EUR / m2

Offices: 2 700,08 EUR / m2

Garage: 753,90 EUR / m2

Property placed is in Marbella center close to shops, restaurants, underground parkings, sea and beach.

Don't hesitate contact us for more details !

## Features:

### Features

Lift  
Near Transport  
Private Terrace  
Basement

### Setting

Commercial Area  
Close To Shops  
Close To Town  
Close To Schools  
Town

### Kitchen

Not Fitted

### Orientation

North  
East  
South  
West

### Condition

Renovation Required  
Restoration Required

### Parking

Underground  
Garage  
Communal

### Views

Urban  
Street

### Furniture

Not Furnished

### Category

Investment