FUENGIROLA

| sypialnie | ■azienki | zbudowany m² |
| --- | --- | --- |
| 4 | 3 | 170 |

# LOKAL U■YTKOWY W FUENGIROLA

FREEHOLD INVESTMENT PROPERTY - CENTRAL AVENUE LOS BOLICHES - LIVING ACCOMODATION INCLUDED - EXCEPTIONAL PRICE! Welcome to this very special opportunity to own a large 170 meter freehold commercial premises located directly on the main street in Los Boliches with an exceptional amount of passing trade. This ground floor commercial property has 2 entrances and is distributed into 4 rooms which all have big windows and enjoys plenty of natural light. Previously used as a therapy and treatment centre you have 3 treatment rooms to be used and a gymnasium and rehabilitation room. You enter into a spacious reception and waiting room which has a modern large bathroom for visitors and a kitchen and toilet for employees. What is very unique is that one section of the commercial unit has been professionally converted into a luxurious one bedroom apartment so you could live and operate a business at the same time. The apartment has its own private entrance and has windows on every corner so you have a lounge with open plan modern kitchen, a full modern bathroom with large walk in shower and a double bedroom. There are 4 air-conditioning units within the property giving you heating and cooling all year around. and the apartment has underfloor heating and also is equipped with electric blinds throughout. This very special property has many possibilities such as a medical or aesthetic clinic and you can have clients coming from abroad recovering or living here after treatment in the apartment. Alternatively you could set up and run a business from here and live in the apartment while doing so which is something you do not see available anywhere. The location is exceptional as you are positioned on the main street but within a community so you are guaranteed full visibility yet discretion. The furniture and all fixed units are included in the price and the medical and treatment machines are available separately. You have private gated parking directly at your front door and the train station of Los Boliches and Fuengirola are just minutes walk from this property and you are located only 150 meters from the beachfront .Call us for all information and as this is an exclusive listing we have the keys and full accessibility.

| spo■eczno■■ | ■mieci | ibi | cena |
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| --- | --- | --- | 445 000 € |