



## Local comercial en venta en San Pedro de Alcántara, Marbella West

1.380.000 €

Referencia: R4903411    Construido: 250m<sup>2</sup>    Terraza: 70m<sup>2</sup>





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## Costa del Sol, San Pedro de Alcántara

Located in one of the most exclusive and rapidly growing areas of San Pedro de Alcántara, this magnificent building offers an exceptional opportunity to establish your business in a high-visibility, high-traffic location. Situated just steps from the bustling Boulevard and with easy access to major roads, the property stands out for its unique layout, impeccable condition, and versatility, including the possibility of converting the warehouse into a multi-car garage. The ground floor welcomes visitors with a spacious entrance hall and features a generous 95-square-meter warehouse, ideal for showcasing products or creating a dedicated customer service area. On the middle floor, a large double-height space optimizes visibility and functionality, offering a waiting area, adaptable workspaces, and a private office with expansive windows that provide impressive views. The upper floor enhances the building's appeal with a solarium terrace, perfect for hosting corporate events or providing staff relaxation. This level also includes a fully equipped kitchen and a complete bathroom, ensuring essential amenities for employees and visitors. The building boasts exceptional natural light and brightness, thanks to its large windows and open design, which create a welcoming and professional atmosphere. It is impeccably maintained and ready for immediate use, making it a hassle-free option for businesses seeking a premium location. Whether for coworking spaces, creative agencies, design studios, legal firms, dental clinics, or any brand-focused enterprise, this property offers an ideal setting to establish or grow your business. Surrounded by a thriving commercial community with easy access to services, this is a unique chance to position your brand in a prestigious and dynamic environment. Don't miss this rare opportunity to elevate your business in a standout location. Contact us today for more information or to schedule a visit!



## Características:

### Características

Terraza  
Trastero  
Wifi  
Sala de servicios  
Domotica  
Fibra óptica

### Vistas

Vistas Urbanas  
Calle

### Muebles

Sin Amueblar

### Aparcamiento

Calle

### Orientación

Norte

### Posición

Junto a la playa  
Cerca del puerto  
Cerca de las tiendas  
Cerca de las escuelas  
Aldea

### Cocina

Cocina Equipada

### Servicios Públicos

Electricidad  
Agua potable  
Teléfono

### Climatización

Aire acondicionado

### Estado

Excelente  
Reformado Recientemente

### Seguridad

Sistema de alarma

### Categoría

Reventa