Sales - Commercial - Mijas

650.000€











Ref.-ID: MIBGR4831477 **Mijas** **Commercial**

IBI: 532 EUR / year

120 m2

Prime Retail Investment Opportunity in the Heart of Mijas Pueblo Located in the bustling centre of the popular tourist destination Mijas Pueblo, this 120 square meter shop offers an outstanding investment opportunity. Currently operating as a women’s clothing and accessories store, the property is ideally situated to capitalize on the high foot traffic from both locals and visitors in this historic and vibrant town. Property Features: • Size: 120 m² of open sales floor, providing ample space for retail displays and customer flow. • Current Use: The shop is currently leased to a well-established tenant who specializes in women’s clothing and accessories. • Tenant & Rental Terms: The existing tenant holds a rental agreement until February 2023 with option to renew until 2028, paying □2,500 per month, or □30,000 annually, offering a reliable and secure income stream. • Additional Amenities: The shop includes a small kitchen and a toilet at the rear, adding convenience for staff and enhancing the property's functionality. • Year Built: Originally built in 1970, the property has retained its charm while catering to the needs of modern retail. Location & Investment Potential: Situated in the heart of Mijas Pueblo, this property benefits from a prime location in a town renowned for its charm, history, and constant flow of tourists. The area’s strong visitor appeal makes it an excellent investment, with long-term potential for both rental income and capital growth., Don’t miss out on this rare chance to own a retail property in one of the Costa del Sol’s most sought-after tourist towns.

Setting
- ✔ Mountain Pueblo
- ✔ Close To Shops

Condition
- ✔ Excellent Condition

Climate Control
- ✔ Air Conditioning

Views
- ✔ Mountain Views

Features
- ✔ Near Transport
- ✔ Storage Room

Utilities
- ✔ Electricity