

## Sales - Commercial - Torremolinos

**890.000€**



**Ref.-ID: MIBGR5131036**

**Torremolinos**

**Commercial**

 **222 m<sup>2</sup>**

Operating Restaurant Just 1 Minute from the Beach - Excellent Investment Opportunity Two commercial premises currently joined and operating as a fully functional restaurant are for sale, located just 1 minute walking distance from the beach in Torremolinos. Situated in a high foot traffic area, surrounded by supermarkets, gyms, and other hospitality businesses, this location offers year-round customer flow and strong business potential. The properties have a total built area of 212 m<sup>2</sup> (one measuring 110 m<sup>2</sup> and the other 102 m<sup>2</sup>) with a ceiling height of 3.5 meters, providing a spacious and versatile layout suitable for various commercial uses. Currently operating as a restaurant, the space includes: A large industrial kitchen, fully equipped with top-quality materials and professional fittings Storage room Toilet Air conditioning system Large windows, offering excellent natural light and visibility from the outside Outdoor terrace area located in a pedestrian zone, ideal for setting up tables. The space benefits from permanent shade, making it especially attractive for customers throughout the day This is a prime opportunity for investors or hospitality entrepreneurs looking for a ready-to-use space in a strategic location near the sea, with great footfall and excellent business potential. AGENCY FEES INCLUDED IN THE PRICE In compliance with Decree 218/2005 of October 11th by the Junta de Andalucía, we inform prospective buyers that notary, registration, and ITP (Transfer Tax) costs are not included in the sale price.

**Setting**

- ✓ Beachfront
- ✓ Close To Shops
- ✓ Close To Sea
- ✓ Urbanisation

**Orientation**

- ✓ South

**Condition**

- ✓ Excellent

**Climate Control**

- ✓ Air Conditioning
- ✓ Hot A/C
- ✓ Cold A/C
- ✓ Central Heating
- ✓ U/F/H Bathrooms

**Views**

- ✓ Sea

**Features**

- ✓ Covered Terrace
- ✓ Near Transport
- ✓ Satellite TV
- ✓ WiFi
- ✓ Access for people with reduced mobility
- ✓ Double Glazing
- ✓ Restaurant On Site

**Kitchen**

- ✓ Fully Fitted

**Security**

- ✓ 24 Hour Security

**Parking**

- ✓ Street

**Utilities**

- ✓ Electricity
- ✓ Drinkable Water
- ✓ Telephone
- ✓ Gas

**Category**

- ✓ Beachfront
- ✓ Luxury