

**Sales - Commercial - Puerto Banús**  
**420.000€**



**Ref.-ID: MIBGR5184088**

**Puerto Banús**

**Commercial**

**Community: 1,488 EUR / year**

**IBI: 593 EUR / year**

**Rubbish: 184 EUR / year**



**68 m2**

Great opportunity to acquire commercial space in a prime location! Tembo Banus is a modern office building next to El Corte Ingles Banus and Antonio Banderas square. The building comes with safe underground parking, all the amenities and services are within walking distance. as well as Port with its luxury boutiques, restaurants & bars and the beach. The office offers great views to main square and also sea views. There is a possibility to acquire another commercial space in this building. Outstanding investment package with excellent ROI. Please contact for further information.

<b>Setting</b> <ul style="list-style-type: none"><li>✓ Commercial Area</li><li>✓ Beachside</li><li>✓ Port</li><li>✓ Close To Port</li><li>✓ Close To Shops</li><li>✓ Close To Sea</li><li>✓ Close To Town</li><li>✓ Marina</li><li>✓ Close To Marina</li><li>✓ Urbanisation</li></ul>	<b>Orientation</b> <ul style="list-style-type: none"><li>✓ South East</li><li>✓ South</li></ul>	<b>Condition</b> <ul style="list-style-type: none"><li>✓ Excellent</li></ul>	<b>Climate Control</b> <ul style="list-style-type: none"><li>✓ Air Conditioning</li><li>✓ Hot A/C</li><li>✓ Cold A/C</li></ul>	<b>Views</b> <ul style="list-style-type: none"><li>✓ Urban</li></ul>	<b>Features</b> <ul style="list-style-type: none"><li>✓ Lift</li><li>✓ Near Transport</li><li>✓ WiFi</li><li>✓ Access for people with reduced mobility</li><li>✓ Double Glazing</li></ul>
<b>Security</b> <ul style="list-style-type: none"><li>✓ Gated Complex</li><li>✓ Entry Phone</li></ul>	<b>Utilities</b> <ul style="list-style-type: none"><li>✓ Electricity</li></ul>	<b>Category</b> <ul style="list-style-type: none"><li>✓ Investment</li><li>✓ Resale</li><li>✓ Contemporary</li></ul>			