Sales - Commercial - Puerto Banús

749.000€








Ref.-ID: MIBGR5440699 **Puerto Banús** **Commercial**

Community: 3,300 EUR / year **IBI: 1,025 EUR / year** **Rubbish: 180 EUR / year** **0.5** **134 m2**

Located in one of Puerto Banús' most prestigious business addresses, this bright office offers an exceptional opportunity for companies and investors alike. Situated on the fourth floor, the property comprises 105 m² of well-designed office space (134 m² gross), featuring a welcoming reception area, three private offices, open workspaces, and large windows that flood the interiors with natural light while enjoying beautiful sea views and views over Plaza Antonio Banderas. Presented in excellent condition, the office is equipped with air conditioning and offers a functional layout suitable for a wide range of professional businesses. Just steps from the marina, luxury boutiques, restaurants, banks, and all amenities, it combines a prime location with an inspiring working environment, making it an outstanding headquarters or investment opportunity in the heart of Puerto Banús. Whether as a prestigious company headquarters, a satellite office or a long-term investment in one of the Costa del Sol's most exclusive commercial locations, this is a rare opportunity to acquire premium office space in the heart of Puerto Banús.

Setting
- ✔ Close To Port
- ✔ Close To Shops
- ✔ Close To Town

Orientation
- ✔ South Facing

Condition
- ✔ Good Condition

Views
- ✔ Sea Views
- ✔ Panoramic Views

Features
- ✔ Lift

Security
- ✔ 24 Hour Security