



Ref.-ID: MIBGR5163982

Estepona

Commercial

 **162 m2**

Commercial Premises in a Brand-New Development - Estepona, Costa del Sol This 141m<sup>2</sup> commercial unit is located within a newly built beachfront development, with construction completion scheduled for August 2025. Perfectly suited for a restaurant or hospitality business, the premises come fully prepared for restaurant installation, including a ventilation system connection and all utilities and communications already in place. Situated on a charming square just 50 meters from the sea, this unit enjoys an exceptional location within a first-line beach complex, close to the town centre, port, shops, and schools. The key advantage of this property lies in its brand-new condition, offering a completely fresh start for any business concept. Details: • Built Area: 162 m<sup>2</sup> • Setting: Town, Close to Port, Close to Shops, Close to Schools, Front Line Beach Complex • Orientation: East • Condition: New Construction • Climate Control: Pre-installed A/C • Features: Access for people with reduced mobility • Category: New Development / Commercial Opportunity

**Setting**

- ✓ Town
- ✓ Close To Port
- ✓ Close To Shops
- ✓ Close To Schools
- ✓ Front Line Beach Complex

**Orientation**

- ✓ East

**Condition**

- ✓ New Construction

**Climate Control**

- ✓ Pre Installed A/C

**Features**

- ✓ Access for people with reduced mobility

**Category**

- ✓ Resale