MIBGROUP.ES

**Sales - Commercial - Benahavís**

**1.390.000€**

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**Ref.-ID: MIBGR5546428**

**Benahavís**

**Commercial**

**IBI: 1,435 EUR / year**

**Rubbish: 57 EUR / year**

**610 m2**

**300 m2**

A rare turnkey hospitality investment in the heart of Benahavís, ready to reopen with exciting business and tourism potential. An exceptional opportunity to acquire a fully fitted hospitality business in the heart of Benahavís, one of the Costa del Sol's most attractive gastronomic and lifestyle destinations. Situated on Avenida Andalucía, the main street of Benahavís, this multi-level property benefits from a prominent position, excellent visibility and a street-facing terrace, offering an attractive setting for a restaurant, café or social venue. With approximately 610 m² built area and 470 m² of usable interior space, the property combines established hospitality facilities with considerable potential for further business development. The ground floor features a fully equipped café of approximately 87 m², including kitchen, bar and service infrastructure, together with a spacious social club of approximately 194 m². Both areas are furnished and fitted, providing an excellent foundation for a new operator. A TURNKEY BUSINESS READY TO REOPEN The existing café and social club are functioning hospitality spaces and are described by the owner as ready to reopen under new management, subject to the applicable licences and approvals. This offers investors the opportunity to take over an established setup without starting from scratch. The two additional upper floors provide further possibilities to expand the business concept, potentially incorporating boutique accommodation, private events, a members' club or other complementary uses, subject to planning permissions and technical feasibility. BENAHAVÍS – AN ATTRACTIVE TOURISM DESTINATION Renowned for its outstanding gastronomy, luxury residential communities and proximity to prestigious golf courses, Benahavís attracts an international clientele throughout the year. With 12 golf courses, a strong restaurant culture and easy access to Marbella and Estepona, the area offers an attractive environment for hospitality and tourism-related businesses. KEY FEATURES * Prime location on the main street of Benahavís. * Approx. 610 m² built area. * Approx. 470 m² usable interior area. * Approx. 320 m² of terraces (as stated in the original sales presentation). * Street-facing terrace. * Fully fitted café with kitchen and bar. * Established social club and lounge. * Two additional upper floors offering development potential. * Turnkey hospitality business ready to reopen. A rare opportunity to acquire a substantial hospitality property in a prime location, combining existing infrastructure, immediate business potential and exciting opportunities for future development. All measurements should be independently verified. Any change of use, conversion or additional business activity is subject to technical feasibility, planning permission and the relevant licences and approvals.

**Setting**
- ✔ Close To Golf
- ✔ Close To Shops
- ✔ Close To Town
- ✔ Close To Schools

**Condition**
- ✔ Good Condition

**Climate Control**
- ✔ Air Conditioning

**Features**
- ✔ Near Transport
- ✔ Private Terrace
- ✔ Solarium

**Kitchen**
- ✔ Partially Fitted Kitchen