# Sales - Commercial - Puerto Banús

# 32.000€

**Puerto Banús** **Commercial**

**Community: 264 EUR / year** **IBI: 42 EUR / year**



## 7 m2

7 m² Storage Room in El Embrujo Playa, Puerto Banús An excellent opportunity to acquire a private 7 m² storage room in the prestigious gated community of El Embrujo Playa, ideally located on Marbella's beachside, just minutes from Puerto Banús. A highly practical solution for anyone looking for valuable additional storage space in one of the area's most sought-after residential developments. The room is ideal for storing bicycles, sports and beach equipment, suitcases, seasonal belongings, furniture, boxes and other personal items — helping you keep your apartment or garage free of unnecessary clutter. El Embrujo Playa is a well-established gated community offering 24-hour security, beautifully maintained gardens and two large communal swimming pools. Its excellent beachside location places the seafront promenade, restaurants, beach clubs, supermarkets, sports facilities and everyday amenities within easy reach. Puerto Banús and San Pedro de Alcántara are also easily accessible on foot or by bicycle. Particularly attractive for property owners in El Embrujo Playa or the surrounding area who need secure and convenient additional storage close to home.

**Setting**
- ✔ Beachfront
- ✔ Town
- ✔ Beachside
- ✔ Close To Port
- ✔ Close To Sea
- ✔ Close To Town
- ✔ Close To Schools
- ✔ Close To Marina
- ✔ Urbanisation

**Orientation**
- ✔ South Facing

**Condition**
- ✔ Excellent Condition

**Pool**
- ✔ Communal Pool

**Features**
- ✔ Lift
- ✔ Near Transport
- ✔ WiFi
- ✔ Gym
- ✔ Tennis Court
- ✔ Storage Room
- ✔ Utility Room
- ✔ 24 Hour Reception
- ✔ Basement

**Garden**
- ✔ Communal Garden

**Security**
- ✔ Gated Complex
- ✔ 24 Hour Security

**Parking**
- ✔ Underground Parking
- ✔ Garage
- ✔ Street Parking

**Category**
- ✔ Bargain
- ✔ Cheap
- ✔ Investment
- ✔ Luxury
- ✔ Reduced
- ✔ Resale


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