**Sales - Commercial - Estepona**

**550.000€**

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**Ref.-ID: MIBGR5510179** **Estepona** **Commercial**

**2**

**2**

**152 m2**

Are you looking for a unique property, full of charm and offering real investment potential? This could be the opportunity you've been waiting for. A terraced house is for sale, featuring a fully operational restaurant on the ground floor and a residence on the upper floor – a property brimming with character that offers a range of options to suit your needs. On the ground floor, you'll find a fully equipped restaurant, currently up and running with an established clientele, in a space with a very special charm. A superb opportunity for anyone wishing to take over an established business, rather than starting from scratch. Upstairs is a cosy home featuring a spacious living-dining room with an electric fireplace, as well as two bedrooms, a kitchen and a full bathroom. The master bedroom has a balcony, whilst the property also boasts a lovely private terrace of approximately 20 m², perfect for enjoying the outdoors, creating a chill-out area, hosting meals or simply relaxing.  And here's one of its major advantages... The property offers a wide range of layout and usage possibilities. It is possible to transform the property into a spectacular two-storey semi-detached house, creating a home with approximately 4 bedrooms and 3 bathrooms, whilst retaining the balcony and terrace. It is therefore a property that can be adapted to different projects: ? Continue running the restaurant and have a home upstairs. ? Convertirla en una amplia vivienda familiar.

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

**Condition**
- ✔ Good Condition

**Climate Control**
- ✔ Air Conditioning

**Views**
- ✔ Street Views

**Features**
- ✔ Covered Terrace
- ✔ Near Transport

**Kitchen**
- ✔ Fully Fitted Kitchen

20
The Pantry of Flavors

love

SANTA
Heineken

To DoLIST:
1. Dream
2. Love
3. Feel Free
4. Relax
5. Be Happy
aua

CARNICERÍA
Miguel A. Biedma
22

19
21
2529

LA
COCINA
CERVEZAS

FANCY FRUITS
FRESH
SINCE
STRAWBERRIES

LOFT
Spirit

AÑO
1958
LA CASA
DE LULI
11

BARRIADA DE CANCELADA
Casa Miguel