Долгосрочная Аренда - Коммерческая - Puerto Banús

17.000€ / Месяц

Ref.-ID: MIBGR5508433 **Puerto Banús** **Коммерческая**

297 m2

An exceptional opportunity to lease two adjoining commercial units in one of the most coveted and high-traffic locations in Puerto Banús, Marbella’s world-renowned luxury marina and shopping destination. With a total built area of 296.77 m², the premises are distributed as follows: Local A: 163.37 m² / Local B: 133.40 m². Situated on the ground floor with an upper-level annex (first floor) of the prestigious O.P.Q. Building, these spaces offer excellent visibility, ample façade exposure, and prime positioning for any luxury retail, showroom, or flagship concept seeking a high-profile presence in Marbella’s most exclusive commercial area. The premises are located at one of the three main entrances to Puerto Banús, specifically the central one. They benefit from direct pedestrian access from El Corte Inglés and Plaza Antonio Banderas, ensuring a constant and high flow of visitors throughout the year. Moreover, the property is independent and positioned on a corner, with no adjoining neighbors, providing four façades that offer exceptional visibility both from the exterior and from within Puerto Banús. The premises feature a private lift, ensuring easy internal communication between floors and enhanced accessibility for clients. Surrounded by international designer boutiques, premium restaurants, and luxury yachts, this property provides the ideal setting for a brand looking to establish or reinforce its identity in one of Europe’s most prestigious retail environments.

Расположение
- ✔ На побережье
- ✔ Рядом с портом
- ✔ Рядом с магазинами
- ✔ Рядом с морем
- ✔ Рядом с городом

Категория
- ✔ Элитная

Состояние
- ✔ Хорошее

Климат-контроль
- ✔ Кондиционер

ВИД
- ✔ Город
- ✔ Улица

Особенности
- ✔ Лифт
- ✔ Рядом с транспортом
- ✔ WiFi
- ✔ Оптическое волокно

Коммунальные услуги
- ✔ Электричество
- ✔ Питьевая вода