



Продажа - Дом - Marbella
1.300.000€

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Ref.-ID: MIBGR4438777

Marbella

Дом

ИБИ: 3,439 EUR / год



7



3



821 m²



1110 m²

The property is located in the centre of Marbella, on Av Jose María Gironella, Huerta Belón...It is an independent building of 821 sqm on a plot of 1,110 sqm. Built on 1975, the property principal use at present is commercial, in fact it has been the offices of an important multinational security company for the last 30 years. Most important is that both residential and "dotacional" (for sport, health, religious, social activities) uses are compatible, allowed there...The property needs a deep refurbishment and adaptation to the new use, we estimate a capital expenditure close to 1 million. In our opinion it would be a high ROI investment if it was transformed into a student residence or temporary-mid term rentals, there is a very high local demand prices have rocketed. There are more options in any case, the plot can be divided in two, and two villas could be built there.

Расположение

- Близко к школам
- Сад
- Приватный

ОРИЕНТАЦИЯ

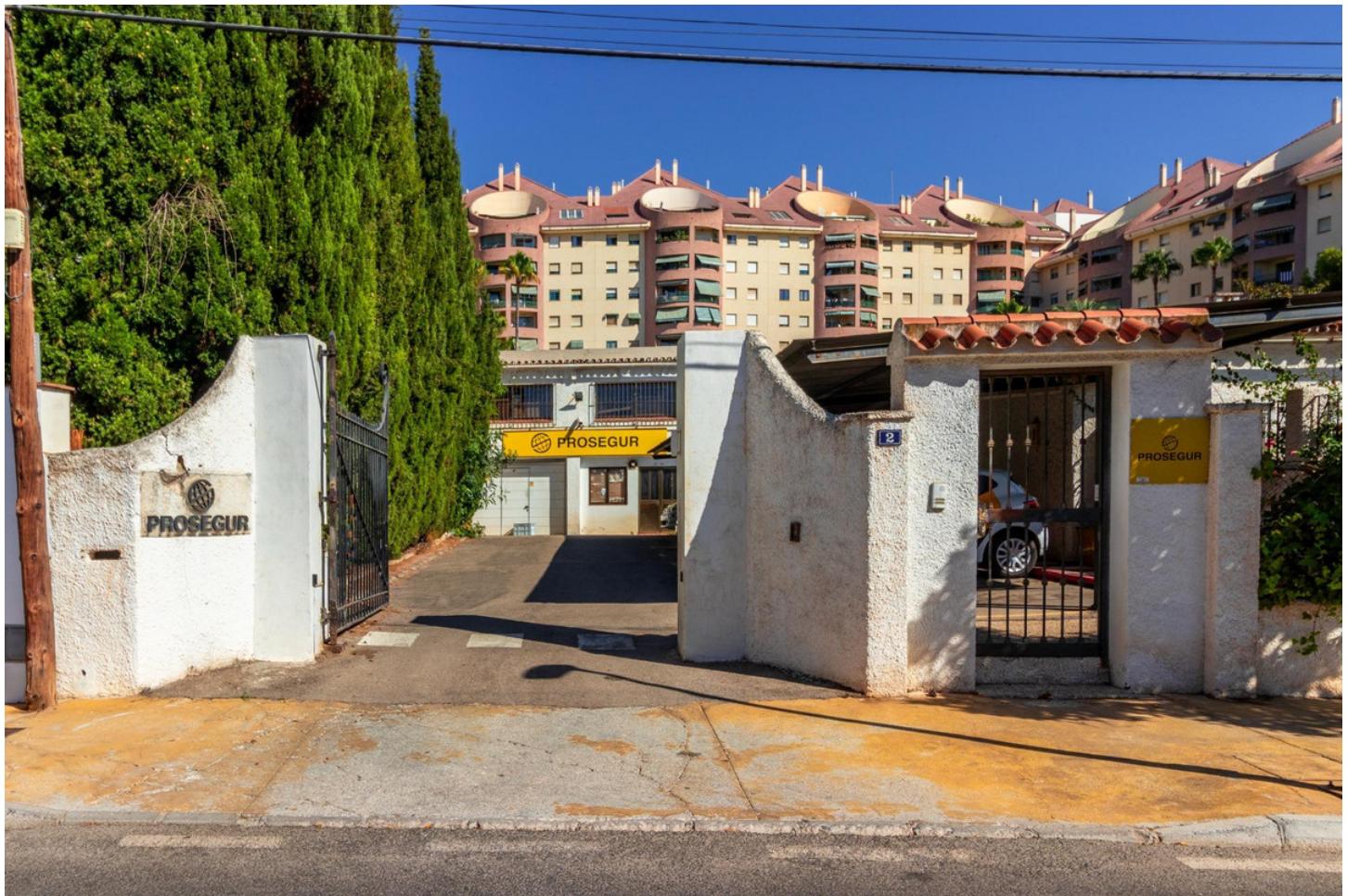
- Юг
- меры безопасности
- Сигнализация

Состояние

- Нужен ремонт
- Парковка
- Приватная

Особенности

- Подвал









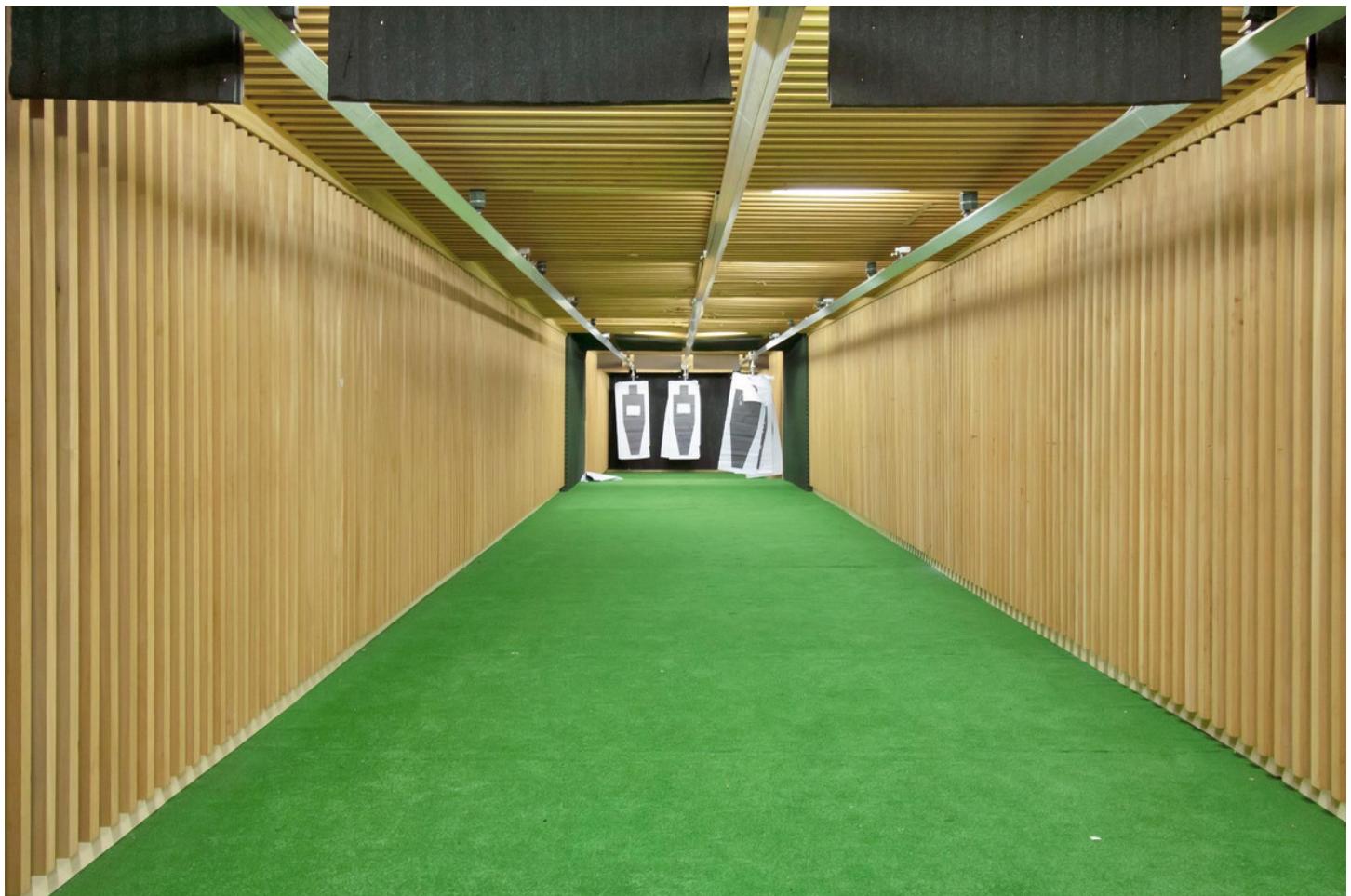










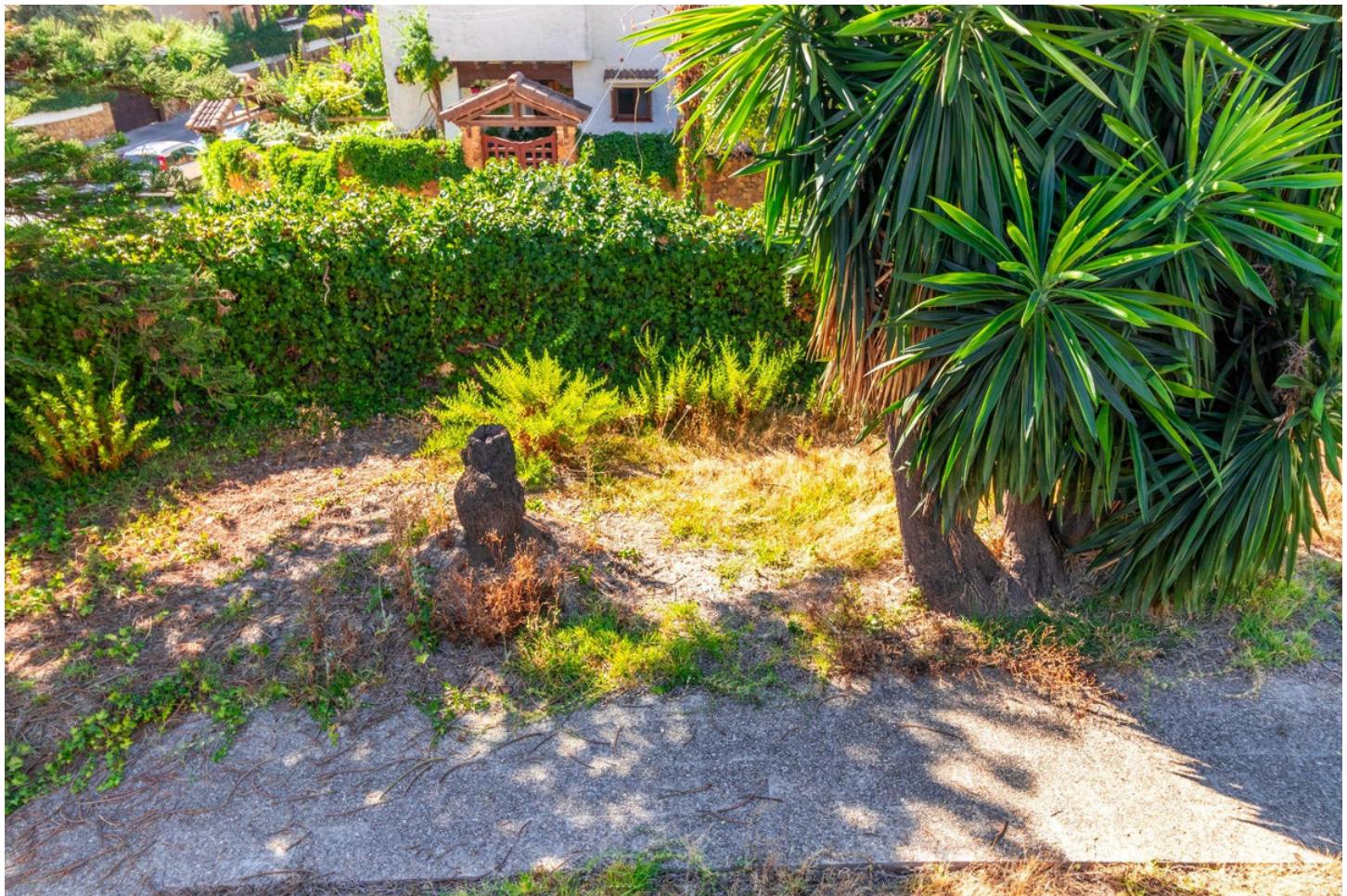






























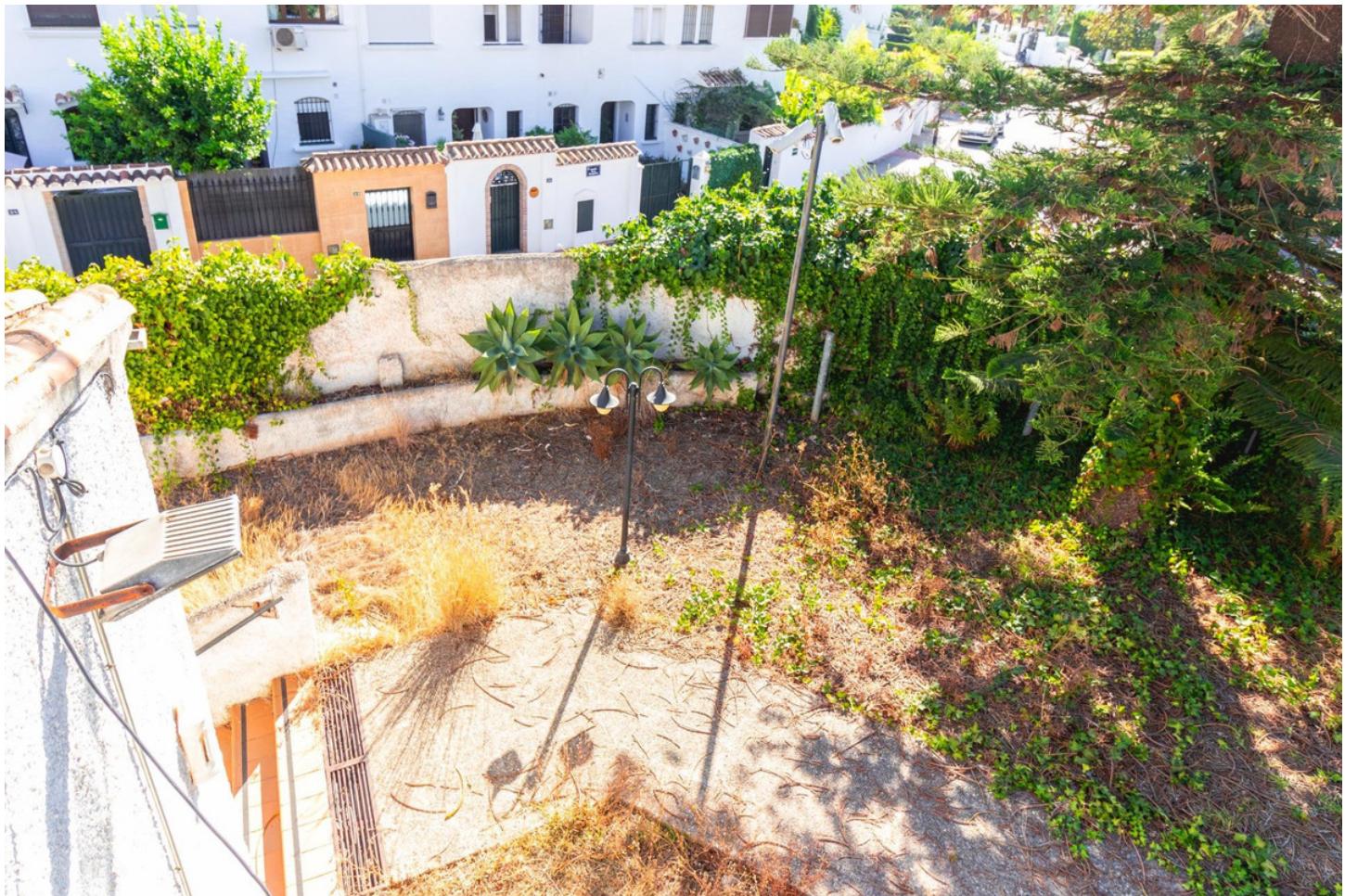




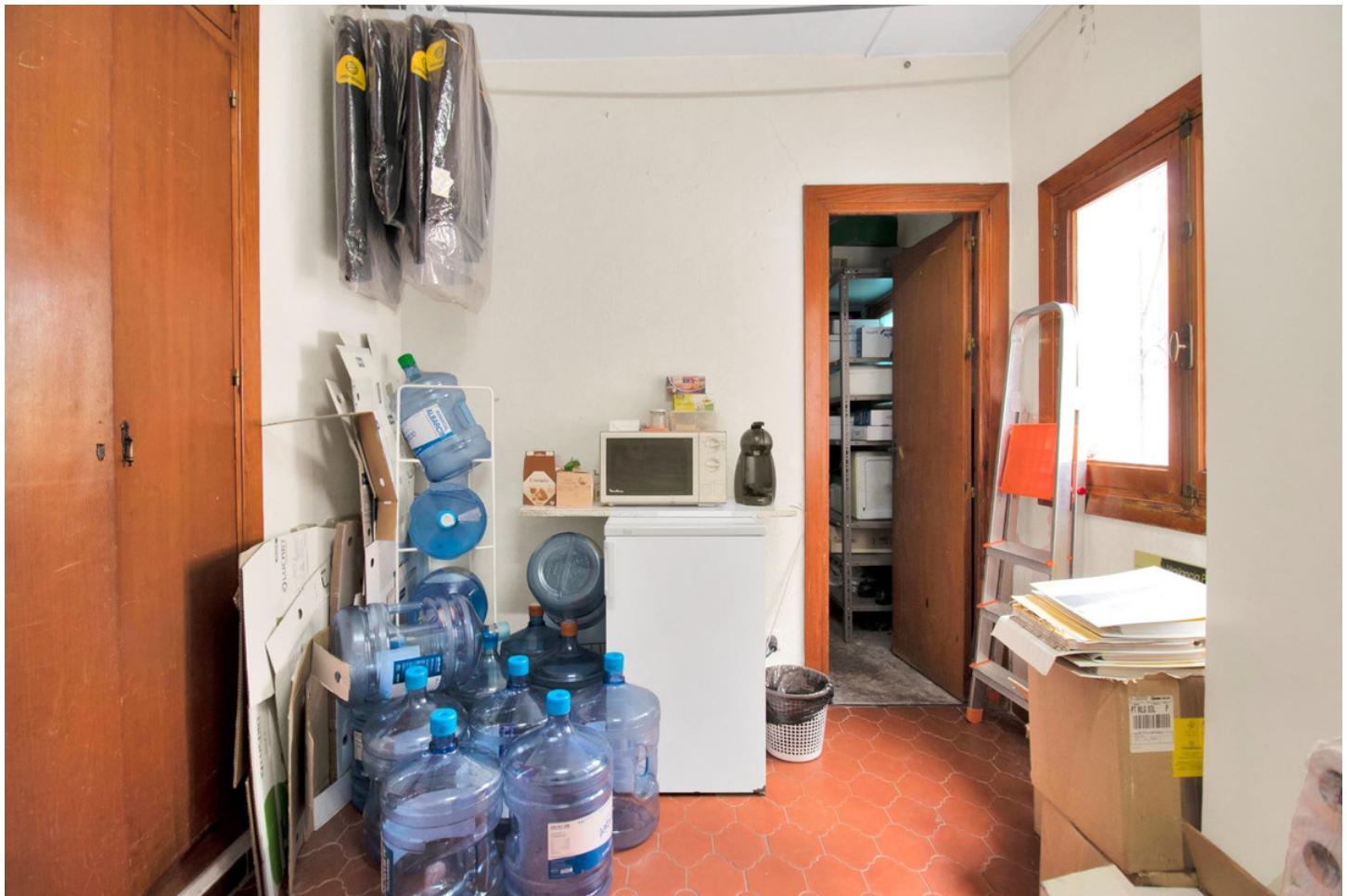










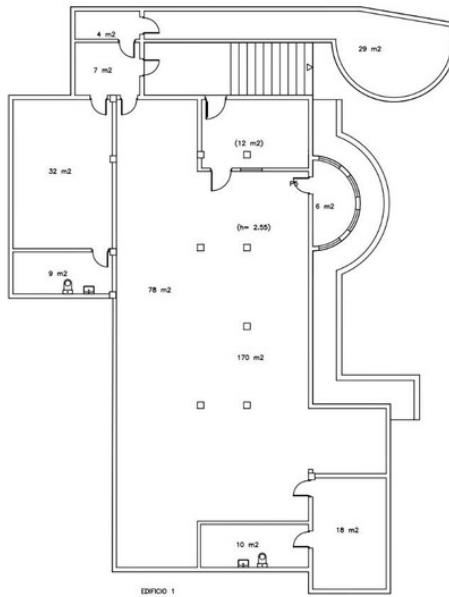












SUPERFICIE TOTAL CONSTRUIDA 821 m²

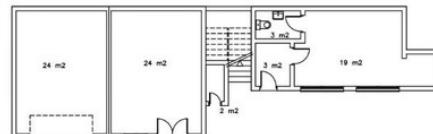
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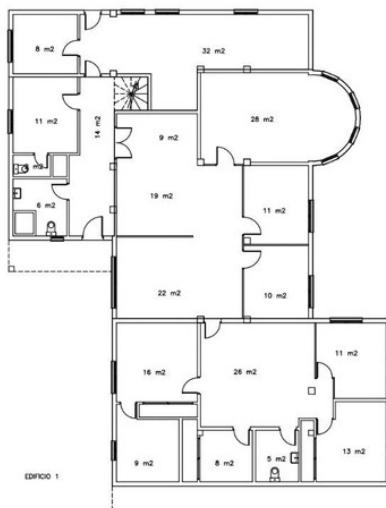
MÁLAGA
C/ JOSÉ MARÍA GIRONELLA, N.º 2
MARBELLA

PLANTA SÓTANO

ESCALA 1:150 CLASE 4. CASH
DIN A3 05/07/2022 Página 1 de 3



EDIFICIO 2



SUPERFICIE TOTAL CONSTRUIDA 821 m²

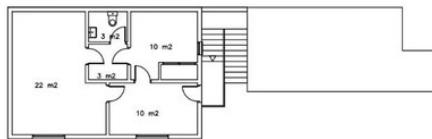
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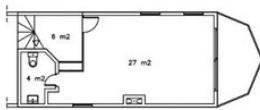
MÁLAGA
C/ JOSÉ MARÍA GIRONELLA, N.º 2
MARBELLA

PLANTA BAJA

ESCALA 1:150 CLASE 4. CASH
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EDIFICIO 2-PROSEGUR ACTIVA (2007)



EDIFICIO 1-MOLANCA (2007)

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| SUPERFICIE TOTAL CONSTRUIDA | 821 m² |
| BLD_0052 | |
|  PROSEGUR | MÁLAGA C/ JOSÉ MARÍA GIRONELLA, N.º 2 MÁLAGA |
| PLANTA 1 | CLASE 4, CASH |
| ESCALA 1:150 | DIN A3 05/07/2022 Página 3 de 3 |