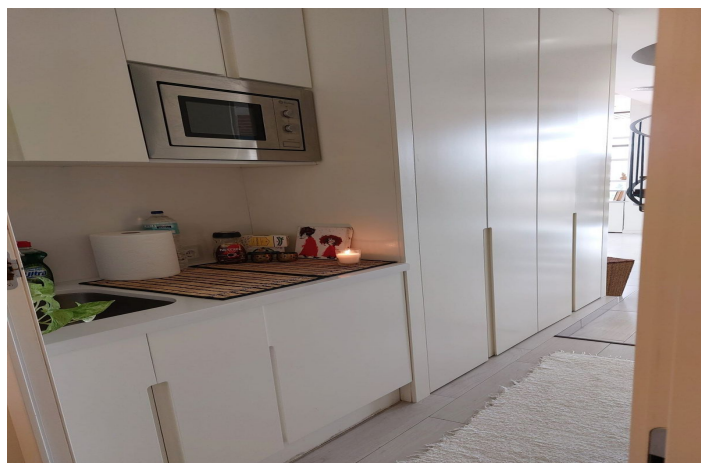
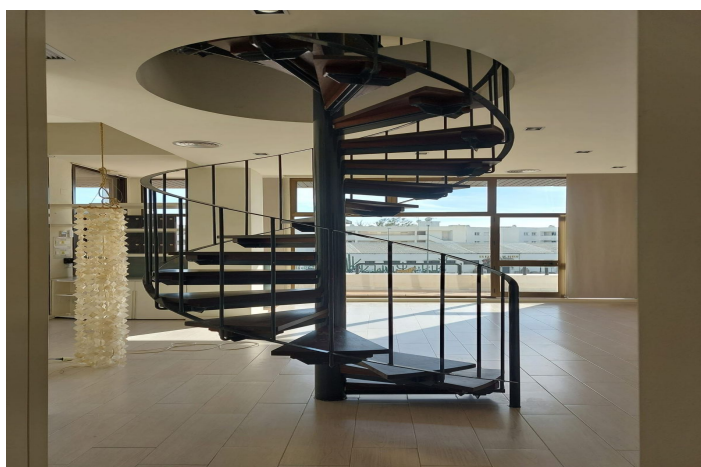




## Office for sale in Guadalmina Baja, Marbella

520 000 €

Référence: R5203009    Chambres: 2    Bain: 1    Construite: 108m<sup>2</sup>





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## Costa del Sol, Guadalmina Baja

Located in the heart of Guadalmina's bustling commercial centre, this attractive premises enjoys excellent visibility, facing directly onto the highway, ensuring maximum exposure for any type of business.

Distributed across two floors, the property was previously used as an art gallery, making it ideal for a wide range of commercial activities such as an office, showroom, studio, or boutique business.

The interior is bright, modern, and sunny, featuring two spacious rooms, one bathroom, and a built-in kitchen, offering both comfort and functionality. Large windows flood the space with natural light, creating a welcoming and inspiring environment.

Additional features include a fully installed alarm system for enhanced security and ample street parking directly outside the building for clients and staff.

Situated on the first floor, the premises benefit from easy access, a well-maintained environment, and proximity to other established businesses, restaurants, and essential services in Guadalmina.

This is an excellent opportunity to acquire a versatile, ready-to-use commercial property in one of Marbella's most desirable and visible commercial locations — perfect for professionals, entrepreneurs, or investors seeking a high-exposure and contemporary business space.



## Spécification:

### Caractéristiques

Ascenseur  
Près du transport  
Armoires ajustées  
Wifi

### Paramètre

Zone commerciale  
Près du golf  
Proche des magasins  
Près de la ville  
De banlieue  
Village

### Cuisine

Entièrement équipé

### Services publics

Électricité  
Gaz

### Orientation

Sud

### Condition

Bien  
Excellent  
Récemment rénové  
Récemment rénové

### Sécurité

Système d'alarme

### Catégorie

Investissement  
Revente

### Climatisation

Climatisation  
Cold A / C  
A / C chaud

### Meubles

Entièrement meublé

### Parking

Ouvrir  
Rue