Commercial in Marbella

Reference: R3809767

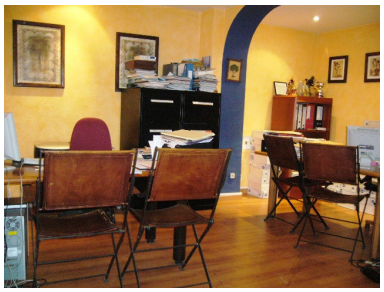


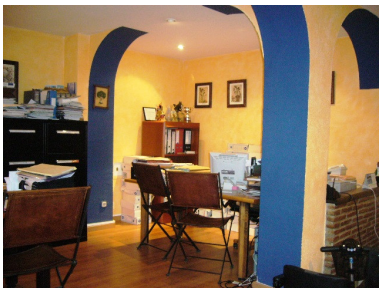
Bedrooms: by request
Bathrooms: by request
M² Build size: 25
Price: 120,000 €
Status: Sale
Property Type: Commercial
Parking places: by request
M² Plot Size:

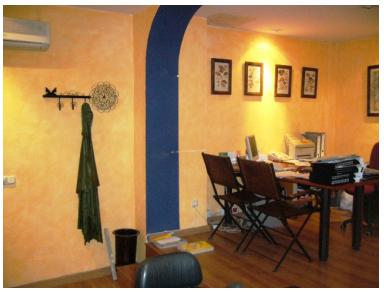












Overview:

Luxury Realty proudly presents an exceptional opportunity to secure a highly coveted commercial premise nestled within the enchanting and historic Casco Antiguo of Marbella, a jewel in Southern Spain's illustrious Costa del Sol. This distinguished 25 m² space is not merely a commercial unit; it is a gateway to an exclusive professional address, offering unparalleled visibility and prestige in one of Europe's most sought-after locales. Situated on Calle Estación, literally a stone's throw from the venerable Ayuntamiento (Town Hall) and the iconic Plaza de Los Naranjos, this property embodies the very essence of a prime, unbeatable location, perfect for the discerning professional seeking to establish or expand their presence in a vibrant, affluent market.

The Casco Antiguo of Marbella is a tapestry of cobbled streets, charming squares, and historic architecture, exuding an old-world charm that captivates both residents and the millions of international visitors who flock to Marbella each year. Its proximity to the Ayuntamiento ensures a constant flow of local professionals and dignitaries, while the world-renowned Plaza de Los Naranjos acts as a magnetic hub for high-end tourism and sophisticated clientele. Imagine your professional office benefiting from such an illustrious backdrop, where every day unfolds amidst the beauty of Moorish and Andalusian influences, vibrant floral displays, and the gentle murmur of fountains. This isn't just a location; it's a statement, reflecting the calibre and prestige of your business, aligning it with the very best that Marbella, and indeed Southern Spain, has to offer.

Marbella, on the sun-drenched Costa del Sol, is globally celebrated as a beacon of luxury, fine living, and robust economic activity. Its international appeal draws a sophisticated demographic, including high-net-worth individuals, successful entrepreneurs, and a thriving expatriate community, all seeking the unparalleled lifestyle and business advantages this region affords. The town's historical centre, in particular, offers a unique blend of heritage and contemporary allure, making it an ideal setting for businesses that thrive on exclusivity, client interaction, and a distinctive brand identity. This commercial premise is perfectly poised to cater to this affluent market, whether as a boutique law firm, a high-end consultancy, a bespoke real estate agency (a natural fit for Luxury Realty's esteemed clients), an art gallery, or an exclusive design studio. The potential for a professional office here is boundless, leveraging the area's robust footfall and its reputation as a premium destination.

The 25 square metres, though efficiently laid out, provide an intimate and highly functional space, perfectly sized for a professional office that prioritizes client privacy and focused work environments. This boutique scale allows for a personalized client experience, which is often highly valued in luxury and professional services. Rather than being perceived as small, this space should be viewed as a perfectly curated office suite in an impossible-to-replicate location. The design possibilities within this compact footprint are significant, allowing for a modern, elegant, and efficient workspace that mirrors the quality of the services provided. Furthermore, the inclusion of two community bathrooms/toilets, shared exclusively with the other premises within the same elegant gallery, offers a practical and cost-effective solution, eliminating the need for private restroom facilities and maximizing the usable office space within your own unit. This thoughtful communal arrangement ensures convenience and reduces overheads, allowing you to focus purely on your core business activities.

Securing a commercial presence in the Casco Antiguo of Marbella is a strategic move for any enterprise aiming for distinction and long-term success. Properties in this historic core are rarely available, and those that do emerge on the market are swiftly acquired due to their enduring value and exceptional demand. This premises offers not only a prime address but also an invaluable opportunity to embed your brand within the cultural and commercial fabric of one of Southern Spain's most dynamic cities. The investment potential is clear: a prestigious location in a globally renowned destination, attracting an affluent clientele, promises a robust return on investment, whether through capital appreciation or consistent rental yields should you choose to lease it in the future. Marbella's economy continues to demonstrate resilience and growth, driven by its enduring appeal as a luxury tourist destination and a preferred European base for international business and lifestyle.

This is more than just a commercial space; it is an invitation to elevate your professional standing and immerse your business in the prestigious ambiance of Marbella's Old Town. It represents an opportunity to acquire a coveted piece of real estate in a location that speaks volumes about ambition, quality, and an unwavering commitment to excellence. For those who understand the true value of location, prestige, and strategic positioning, this boutique commercial premises offers an unparalleled platform for success. Do not miss this rare chance to position your professional office at the very heart of Marbella's historic and commercial vibrant core. Contact Luxury Realty today to arrange a private viewing and discover how this exceptional property can become the cornerstone of your professional future in Southern Spain.

Features:

None, Air conditioning, Alarm system