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Commercial in Marbella

Reference: R5234380



Bedrooms: by request

Bathrooms: by request

M² Build size: 114

Price: 950,000 €

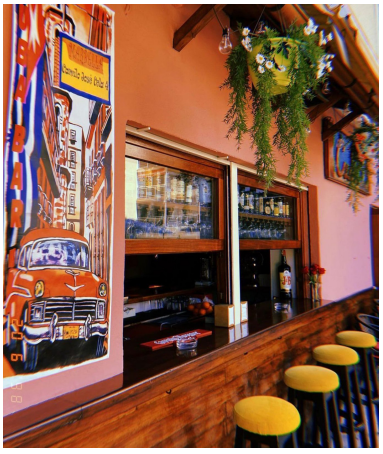
Status: Sale

Property Type: Commercial

Parking places: by request

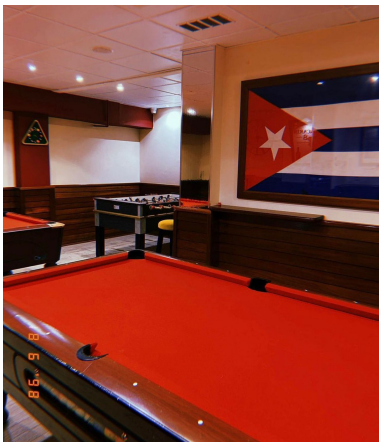
M² Plot Size:












NEOPOLIS

Overview:

Exclusive Turnkey Bar & Lounge with Coveted Music License, Just Steps from Marbella's Golden Sands

Immerse yourself in an unparalleled investment opportunity within the vibrant heart of Marbella, Southern Spain. Luxury Realty proudly presents a rare commercial gem: an exceptionally designed bar and lounge, poised for immediate operation and primed for profitability. This isn't just a property; it's an established business venture complete with the most sought-after asset in hospitality – a full bar and music license, an incredibly difficult authorization to secure in this highly desirable region. Imagine stepping into ownership and instantly activating a thriving entertainment venue, perfectly positioned to capture the essence of Marbella's legendary nightlife and effervescent daytime charm.

This fully valid and immediately transferable license is the cornerstone of this unique offering. In a city renowned for stringent regulations, acquiring a new music license is an arduous, often insurmountable, challenge. This property removes that barrier entirely, granting you the invaluable permission to host live or DJ-led music until 2:00 AM, ensuring your establishment can flourish as a premier nightlife destination. From the moment the keys are exchanged, you gain the unprecedented advantage of bypassing bureaucratic hurdles and costly delays, allowing you to focus purely on curating an unforgettable experience for your clientele and maximizing your return on investment.

Nestled just 200 metres from Marbella's pristine Mediterranean beaches and a stone's throw from its bustling city centre, this location is truly exceptional. Marbella, a jewel of Southern Spain, is synonymous with luxury, glamour, and an international lifestyle, attracting a constant influx of affluent tourists and discerning residents year-round. This strategic positioning guarantees consistent foot traffic, placing your establishment directly in the path of both sun-seeking holidaymakers eager for vibrant evening entertainment and locals seeking a sophisticated social hub. The area pulses with energy, promising high visibility and patronage for a business designed to cater to a premium market.

Exquisite Property Features Designed for Success

The impeccably designed premises spans two dynamic levels, each crafted to enhance guest experience and operational efficiency. The main floor, a spacious 40 m², welcomes patrons into an open-plan environment centered around a state-of-the-art, fully equipped bar. This contemporary space is perfectly configured for seamless service, allowing bartenders to craft exquisite cocktails and serve premium beverages with ease. Beyond the interior, this level connects to expansive exterior terraces. Crucially, these terraces boast official authorization from the Town Hall for up to 8 tables, presenting an invaluable opportunity to significantly expand seating capacity and revenue streams. Imagine guests enjoying refreshing drinks under the Marbella sun or beneath the starry Mediterranean sky, soaking in the vibrant atmosphere day and night.

Descending to the expansive lower floor, spanning a generous 74 m², you discover a dedicated leisure zone designed for elevated entertainment. This versatile area currently features a premium pool table and space for recreational games, offering an engaging diversion for clients seeking a more interactive and unique experience. This thoughtfully designed space can be adapted for private events, themed nights, or simply an alternative atmosphere for patrons. Furthermore, this level intelligently incorporates a functional storage room, ensuring efficient stock management and seamless operation, critical for maintaining high service standards in a fast-paced environment. Every square metre of this property has been optimized for customer enjoyment and operational excellence.

An Investment Without Parallel

This offering transcends a typical property sale; it represents a strategic, high-yield investment opportunity in one of Europe’s most coveted locations. The inclusion of a highly sought-after, pre-approved music license fundamentally de-risks your venture, allowing for immediate market entry and accelerated profitability. Whether your vision is to cultivate an exclusive cocktail bar, a lively pub, a sophisticated lounge, or an innovative leisure concept, these fully equipped premises provide the perfect canvas. A prime location, an active license, and a turnkey setup make this an exceptional proposition for discerning investors and entrepreneurs looking to capitalize on Marbella’s robust hospitality market.

Sale Price: €995.000

Key Investment Highlights:

- Full bar and music license included, valid until 2:00 AM, ensuring immediate operational capability.
- Located just 200 meters from Marbella’s stunning beaches and vibrant city centre.
- Outdoor terrace authorized for 8 tables, maximizing seating and revenue potential.
- Fully equipped, turnkey premises, ready to open and operate from day one.
- Ideal for a sophisticated bar, energetic pub, exclusive lounge, or dynamic leisure concept.
- Exceptional investment opportunity in a prime, high-demand location within Southern Spain.

Do not let this unparalleled chance to acquire a landmark establishment in Marbella slip away. This is more than a commercial space; it is a gateway to entrepreneurial success in a globally recognized luxury destination. Contact Luxury Realty today to arrange your private viewing. Discover the immense potential and strategic advantage this exceptional property offers, and take the first step towards owning a thriving piece of Marbella's illustrious entertainment scene.

Features:

Air conditioning