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PUERTO BANÚS

1,235,000 €

REFERENCE R4333858

# Unrivaled Commercial Opportunity in the Heart of Puerto Banús

| 2 | 227 m² | 20 m² |
|---|---|---|
| BEDROOMS | BUILT | TERRACE |













# Description

Positioned within the illustrious Cristamar Mall, we present an exceptional opportunity: two meticulously linked commercial units, offering unparalleled flexibility and prominence in one of the world's most sought-after luxury destinations. This is more than just a property; it is a gateway to a discerning clientele and a vibrant commercial ecosystem. For the visionary investor or an ambitious enterprise, these interconnected spaces provide a rare canvas to establish or expand a distinguished presence in an environment synonymous with prestige and affluence. The seamless integration of these units allows for an expansive and adaptable layout, perfectly suited for a multitude of high-end retail concepts, bespoke service providers, or sophisticated office environments, capitalizing on the unique synergy created by their adjacency. Their strategic location within Cristamar ensures maximum exposure and accessibility, promising a continuous flow of both local residents and international visitors who frequent Puerto Banús.

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Cristamar Mall itself stands as a beacon of commercial activity, housing an impressive collection of 114 diverse commercial locals spread across three dynamic levels. Designed with utmost client convenience in mind, it boasts an ample underground parking facility, a crucial amenity that ensures effortless access for your distinguished patrons. The ground floor of Cristamar is a bustling hub, a kaleidoscope of culinary delights with exquisite restaurants, high-end retail shops, and essential services, including a well-appointed pharmacy. Catering to a holistic lifestyle, the mall also features a state-of-the-art gym located at its vibrant north corner, attracting a health-conscious demographic. Ascending to the second floor, a dedicated zone for professional offices creates a synergistic environment, fostering a dynamic interplay between business and leisure. This thoughtful configuration makes Cristamar a self-contained destination, offering a comprehensive experience that draws a diverse and affluent demographic.

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The location of Cristamar Mall is, without doubt, its crowning glory. Situated in the very heart of Puerto Banús, this property offers direct access to an iconic marina celebrated globally as a playground for the rich and famous. Puerto Banús is not merely a geographical point; it is a lifestyle statement, a vibrant tapestry woven with the threads of luxury superyachts, exclusive designer boutiques from the world’s leading fashion houses, and a culinary scene that caters to the most refined palates. The area buzzes with a cosmopolitan energy, attracting an international jet set, celebrities, and discerning tourists year-round. This constant influx of high-net-worth individuals ensures exceptional footfall and a robust consumer base, presenting an unparalleled market for high-value goods and premium services. Investing here means embedding your business within a brand and a legacy of opulence, where visibility is amplified by the sheer prestige of the surroundings.

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Beyond the immediate allure of Puerto Banús, the broader context of Southern Spain, specifically the Costa del Sol, amplifies this investment's appeal. Renowned for its idyllic Mediterranean climate, boasting over 320 sunny days a year, beautiful golden beaches, and a vibrant cultural heritage, the region attracts millions of tourists annually and is home to a thriving international expatriate community. Proximity to Málaga International Airport, a major European hub, ensures seamless global connectivity, further driving tourism and business engagement. The Costa del Sol is also a golfer's paradise, dotted with world-class courses, and offers an array of outdoor activities, from sailing to hiking. This dynamic environment supports a robust luxury market, where demand for premium commercial spaces remains consistently high, driven by a stable and growing economy bolstered by tourism and foreign investment.

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These two linked units in Cristamar Mall represent a truly bespoke investment opportunity. Their combined footprint offers a significant advantage, allowing for greater spatial flexibility and the creation of a more impactful commercial presence than single units could afford. Whether envisioning a flagship retail store, an exclusive showroom, a high-end service center, or sophisticated corporate offices, the adaptable nature of these spaces empowers you to tailor the environment to your precise business requirements. The inherent value of owning property in such a prime, high-demand location within Puerto Banús ensures not only significant capital appreciation but also robust rental yields, making this an astute choice for discerning investors. This is a chance to secure a foothold in an enduring luxury market, leveraging the prestige of the address and the constant flow of affluent clientele to propel your venture to unprecedented success.

# Details

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|---|---|---|---|
| Reference | R4333858 | Property Type | Commercial |
| Status | Sale | Price | 1,235,000 € |
| Bedrooms | 2 | Bathrooms | by request |
| Build size | 227 m² | Plot Size | – |
| Terrace | 20 m² | Parking places | by request |

## Features

Air conditioning, Lift, Investment, Resale

## Personal advice

Ask us for more information or arrange a private viewing, in person or by video call.

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