

MARBELLA

1,650,000 €

REFERENCE R5017558

Premier Commercial Investment: 440m² Avda. Severo Ochoa, Marbella

2

BATHROOMS

460 m²

BUILT












TEAMWORK
makes
DREAM WORK

Description

Luxury Realty proudly presents an exceptional commercial investment in Marbella, Southern Spain. This expansive 440 m² ground-floor premises, strategically located on the prestigious Avda. Severo Ochoa, offers immediate income generation and robust capital appreciation. Currently a thriving high-end kitchen showroom, it combines an unbeatable location, modern amenities, stunning sea views, and secure tenancy, positioning it as a prime asset in Marbella's competitive luxury market and a cornerstone for any discerning investor's portfolio.

Strategic Location & Impeccable Premises

Situated on Marbella's main commercial thoroughfare, Avda. Severo Ochoa, this property boasts unparalleled visibility and high-volume traffic. Its proximity, less than 100 meters, to the acclaimed Hospital Quirón ensures constant exposure to a diverse demographic. Commanding the entire ground floor, this 440 m² unit is maintained in excellent condition, ready for immediate operation. Features include efficient air conditioning, two well-appointed bathrooms, and a practical kitchenette. These generous dimensions suit luxury retail, exclusive showrooms, or upscale services, benefiting from prominent main avenue frontage and requiring minimal renovation.

Captivating Views & Secure Investment

A distinct advantage of this property is its stunning outlook, with captivating panoramic views of Marbella's picturesque port and the glistening Mediterranean Sea. These vistas create an inspiring, sophisticated ambiance, significantly enhancing the client experience and boosting perceived value for any high-end business. Crucially, this property offers a highly secure investment due to its immediate income stream. Currently very well rented to a successful kitchen showroom, it demonstrates strong commercial viability. The unit must be sold with its existing tenant, providing stable rental income from day one, reducing risk and guaranteeing predictable returns for the savvy investor.

Marbella: A Dynamic Luxury Market with Elite Versatility

Marbella's status as a premier luxury destination ensures consistent demand for high-quality commercial spaces. The city's vibrant economy, supported by its opulent lifestyle, world-class amenities, and strategic Costa del Sol location, makes it highly attractive for astute investors. Marbella consistently draws a sophisticated global audience. Investing here means tapping into a market renowned for resilience, growth, and its capacity to support high-end ventures. While currently a successful kitchen showroom, this versatile 440 m² space is adaptable for diverse elite commercial applications—luxury car showrooms, prestigious art galleries, exclusive boutiques, or high-end clinics. Its inherent adaptability ensures enduring appeal and investment potential within Marbella's dynamic luxury commercial landscape.

Your Premier Investment Awaits with Luxury Realty

Luxury Realty is committed to offering only the finest investment opportunities in Marbella. This exceptional commercial premises on Avda. Severo Ochoa exemplifies our dedication to quality, strategic location, and undeniable investment value. Offering immediate returns through a secure tenancy and promising substantial long-term appreciation, it's a cornerstone asset for any discerning investor seeking to capitalize on Marbella's thriving market. Contact Luxury Realty today for a private consultation and secure this magnificent property in Marbella's bustling commercial heart.

Details

Reference	R5017558	Property Type	Commercial

Status	Sale	Price	1,650,000 €
Bedrooms	by request	Bathrooms	2
Build size	460 m²	Plot Size	–
Terrace	–	Parking places	by request

Features

Beachfront, Air conditioning, Sea views, Alarm system, Investment