



**Property type :** Commercial property

**Swimming pool :** No

**House area :** 637 m<sup>2</sup>

**Location :** Marbella

**Bedrooms :** 0

**Bathrooms :** 0

✓ Terrace

Exceptional Investment Opportunity! Magnificent building right in the Old Town of Marbella, next to the famous Casa Eladio Restaurant that has been recommended by the Michelin Guide. The building consists of 3 independent registered properties that are sold together, totalling 637 m2 built and 50 m2 of terrace. Two of the properties are currently two apartments with 6 and 4 bedrooms on the first and second floors located above the Casa Eladio Restaurant and the third one is the entire adjacent building, with 3 floors plus a roof terrace. All the properties are in need of major refurbishment.

In addition, the building has a private outdoor parking area where up to 7 cars can be located, which is a great advantage for this zone, its location next to the old city wall and the fact that it is an asset of cultural interest make this property even more special.

This fabulous building in the center of Marbella town is ideal for an investor as it has many possibilities of renovation: boutique hotel, set of apartments for rent or modern apartments for sale maintaining the exterior aesthetics of the historic center of Marbella. Contact us for more information!

There are numerous benefits to residing in Marbella, but they can all be summed up in one thing: the excellent standard of living it provides to those who do so permanently or just sometimes.

Living in Marbella means having access to a microclimate with more than 300 days of sunlight a year and average temperatures of 18 to 19 degrees. anything that encourages the practice of various outdoor sports.



