



**270.000 €**

**COMMERCIAL PREMISES IN MARBELLA**

Marbella

REF# R5340850

|      |       |                   |                   |
|------|-------|-------------------|-------------------|
|      |       | 44 m <sup>2</sup> | 40 m <sup>2</sup> |
| Beds | Baths | Built             | Terrace           |

Corner commercial unit in prime location – Marbella center (Jacinto Benavente)

Excellent investment opportunity in the heart of Marbella, just a short distance from Avenida Ricardo Soriano, in a strategic location with high pedestrian traffic and outstanding visibility.

This is a corner commercial unit located on Jacinto Benavente Street nº5, offering maximum exposure and presence—ideal for any business looking to attract a steady flow of customers.

The property has approximately 44 m<sup>2</sup> of built area, with a versatile layout and high ceilings that enhance the sense of space and provide multiple usage possibilities. It also features a spacious mezzanine level, currently used for storage, allowing for efficient use of the space.

Thanks to its corner position, the unit benefits from large outdoor terrace areas and excellent visibility from different

