

Sales - Commercial - Mijas Costa  
**529.950€**

[www.arbatstates.com](http://www.arbatstates.com)  
**+34 606 84 36 45**  
**+34 602 51 80 97**  
[info@arbatstates.com](mailto:info@arbatstates.com)



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Mijas Costa

Commercial



200 m2

Welcome to an unparalleled investment opportunity in the heart of Costa Del Sol's vibrant commercial real estate market. This prime commercial space offers a combination of rental income streams and a dynamic dining concept that positions you at the forefront of the region's thriving hospitality scene. Financial Highlights: Restaurant and Bar: Currently rented at €2,500/month + VAT, generating €30,000 annually. Indoor Space: Fully leased at €1,033/month + VAT, bringing in an additional €12,396 per year. Total Annual Revenue: €42,396. This investment offers a guaranteed 8% ROI, with a sale price of just €529,950. Seize this rare opportunity to own a thriving piece of Costa Del Sol, benefiting from established tenants and a steady income stream. Don't miss out on this exceptional commercial real estate investment! Act now and secure your future in the highly sought-after Costa Del Sol market. Restaurant Kitchen (60 sqm): A fully-equipped professional kitchen designed to cater to high-volume service, featuring top-of-the-line appliances and ample preparation space. Terrace (100 sqm): This exclusive al fresco dining area offers a spacious and elegant outdoor experience for guests. With the unique permission of use, this terrace is a major attraction, allowing the restaurant to fully capitalize on the vibrant Costa Del Sol dining scene. Outside Bar Bar Terrace (200 sqm): The outdoor bar area, with an expansive terrace, also comes with the unique permission of use. This 200 sqm space is perfect for cocktail receptions, events, and casual lounging, creating an inviting atmosphere where guests can relax and enjoy signature drinks in an open-air setting. Service Area Cocktail Lab, Wine Storage, and Cleaning Area (30 sqm): This versatile service area is divided into three functional zones: a cocktail laboratory where mixologists can perfect their craft, a wine storage area for inventory, and a cleaning space to ensure seamless operations behind the scenes. Photo Studio Newly Renovated Space (60 sqm): This beautifully renovated 60 sqm indoor space is currently rented out as a photo studio. Generating €15,000 annually, this space not only adds to the rental income but also diversifies the revenue streams of the property. Storage Room Unfinished Storage Room (30 sqm): This 30 sqm area presents a valuable opportunity for future development. Once renovated, it can be leased out as additional storage space, further boosting the ROI potential of this investment.

**Setting**

- ✓ Commercial Area
- ✓ Close To Shops
- ✓ Close To Sea

**Condition**

- ✓ Excellent
- ✓ Recently Renovated

**Furniture**

- ✓ Fully Furnished

**Kitchen**

- ✓ Fully Fitted

**Category**

- ✓ Investment
- ✓ Luxury