











## 1 soveværelse Erhvervsejendom til salg i Manacor, Mallorca






243.000€



Commercial premises in Porto Cristo with an unbeatable location and easy access. Situated on a busy and well-connected street, this ground-floor property is part of a corner multi-family building, giving it excellent visibility and two spacious entrances.. Currently, the space is used as a dance school, but its versatile layout and generous size make it ideal for various uses, such as a meeting and event room, a shop with storage, an office, a café, and more.. The property is in excellent condition, benefits from abundant natural light, and features a large patio of approximately 70 m<sup>2</sup>, divided into two areas. It also has an outdoor terrace of about 36 m<sup>2</sup>.. The main hall is fully soundproofed, and the large street-facing windows are made of bulletproof glass, ensuring security and comfort. Additionally, the property has two strategically placed air conditioning units: one in the reception area and another in the dance hall.. Among its amenities, the property includes a changing room with a bathroom and shower, as well as a small room used for storage. High-quality finishes include PVC exterior carpentry and wooden interior carpentry.. Important: The price does not include the applicable purchase taxes, notary fees, or property registry expenses.. We are a construction company! For any inquiries or further clarification, do not hesitate to contact us.

-  1 soveværelse
-  241m<sup>2</sup> Grundstørrelse
-  Elevator
-  Locker Room
-  water

-  1 badeværelse
-  Telephone
-  Storeroom
-  Porch
-  Light

-  170m<sup>2</sup> Byg størrelse
-  Terrace
-  Air-Conditioning
-  Prime line of the beach
-  Alarm



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