

## Коммерческая недвижимость продается в Los Gallardos, Almería

1.250.000€



For sale: The renowned restaurant "La Venta de Alfaix" and the adjacent supermarket, offering a prime business opportunity in Alfaix, Los Gallardos, Almeria. This property features a total built area of 384m<sup>2</sup>, comprising a 282m<sup>2</sup> restaurant / bar and a 102m<sup>2</sup> supermarket, set on a 630m<sup>2</sup> plot. The restaurant also boasts an 83m<sup>2</sup> terrace, perfect for outdoor dining, accommodating 70 of the 140 total covers (70 inside, 70 on the terrace). Ample street parking is available for patrons. The restaurant is next to HPB El Pueblito de Alfaix, a time share resort, consisting of 105 studios, apartments and villas benefitting from a large pool of customers.

"La Venta de Alfaix" is a well-established business since 2003, fully equipped and ready for immediate operation. The restaurant operates 10 months a year with a dedicated team of five employees plus the owner. It enjoys a strong online presence with high ratings: 4.2 stars on Google and 4.5 stars on Tripadvisor.

Located just minutes from the motorway and a 15-minute drive from the coast, the restaurant offers stunning views of the Sierra Cabrera mountains. Across the street, HPB El Pueblito de Alfaix—a part of the Holiday Property Bond portfolio—provides a steady stream of business from its 40,000 investors who have exclusive access to over 1,500 properties in more than 30 locations.

The supermarket, currently rented along with an office space, offers flexibility for new owners to continue leasing or integrate it into the restaurant business. This dual property sale presents a unique investment opportunity in a picturesque setting with an established customer base and excellent reputation.

Location: For the exact location please click "enlarge" on the Google map, above right. It's just a short 15.6 km (22-minute car ride) away from the beaches of Mojacar.

🛏 0 спальни

🚿 0 ванные комнаты

🏠 384m<sup>2</sup> Размер сборки

📏 630m<sup>2</sup> Размер участка