

## Fantastic Business Opportunity in a Well Established Commercial Center



**Reference:** 8845

**Area/Town:** Playa Fañabé

**Type:** Business (Investment & Commercial property)

**Tags:** Commercial property, Investment property, Local

**Ownership:** freehold

**Status:** For Sale

**Price:** €440,000

**Energy Efficiency Rating:** Pending

• **Internal (m2):** 211 m<sup>2</sup>

• **Floor level:** 1

# Fantastic Business Opportunity in a Well Established Commercial Center

Clear Blue Skies is very pleased to offer for sale these spacious commercial premises, situated in a great central location in Playa Fañabé Plaza, in the busy Playa Fañabé area of Costa Adeje.

Playa Fañabé is a popular choice with a plethora of hotels and holiday apartments and easy access to the beachfront promenade which means that a stroll in either direction can lead to the lively resort town of Playa de las Americas or the 5-star luxury of Playa del Duque with its upmarket shopping malls, bars, restaurants and beaches.

Fañabé Plaza is a well-established commercial centre in a busy area with public transport on the doorstep and a large subterranean garage, toilets and lifts for its patrons. There is already a number of other business premises such as bars, café/restaurants, banks, offices, shops, supermarkets and much more spread over three floors with a steady foot flow.

This very spacious local of 211m<sup>2</sup> originally four individual units, is ideally situated on the top floor with a pleasant outlook and easy access by stairs directly opposite. Internally the space is light and bright benefitting from large windows, it is in good condition with a large open area as well smaller rooms and a compact yet functional kitchen, W.C and bathroom with shower. Ideal for a medical centre, offices, yoga & pilates or physio centre.

This is a rare opportunity to purchase the freehold of a very spacious commercial unit which offers great possibilities for someone looking to open their own business or indeed as an investment to rent to a third party. If this is too large, there is a possibility to purchase the individual units separately, measuring approximately 50m<sup>2</sup>. Please contact Clear Blue Skies at our friendly offices in the same commercial centre, to further discuss this exciting opportunity and to arrange your accompanied viewing appointment.

Disclaimer: The material provided in this presentation is based on information provided by third parties whom we believe to be reliable, however we are unable to guarantee it is complete or 100% accurate, so it should not be relied upon as such. Prospective purchasers are advised to take appropriate legal advice regarding such matters.

