

# Renovated commercial space for annual rental in St Jordi

BEDROOMS

BATHROOMS

AREA

m2



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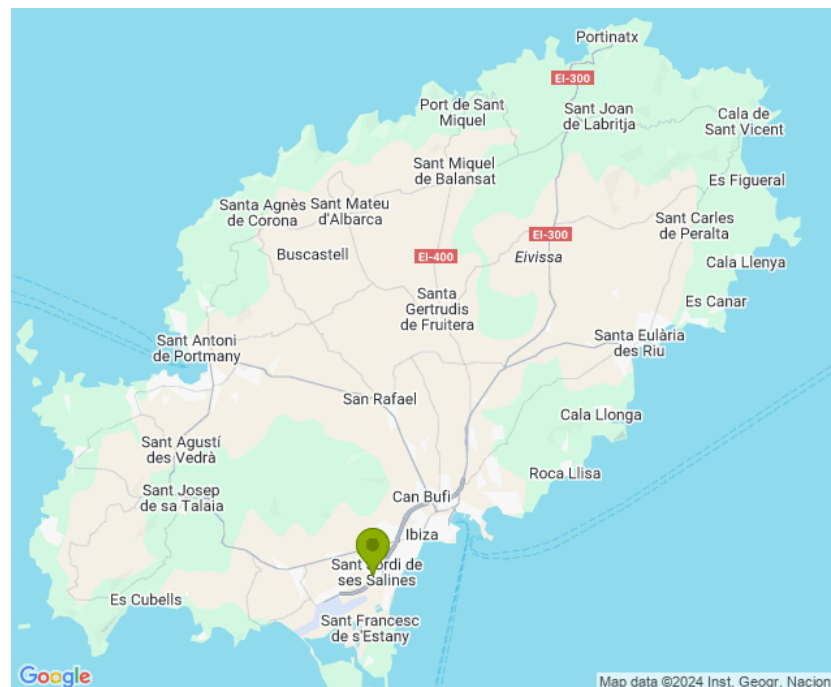
Located at street level in the heart of the village with ample parking just a few meters away, this spacious commercial space with 5 rooms has been completely refurbished this year with high-quality materials. The renovation includes updated electrical and plumbing systems, all the illuminations are new, the 2 bathrooms entirely renovated, microcement flooring, and microcement walls, tables, and reception counter.

A complete ventilation system with a 360m<sup>3</sup> enthalpy recovery unit and a 99% particle filter has been installed. The fire prevention system is up to date, and the space is equipped with a Prosegur alarm system and Alexa.

This is a perfect opportunity for someone looking to open their business without spending time and energy on renovations, with potential clients nearby as it is located in a busy area all year round with many shops just a few meters away.

Rental price: €2040 plus VAT, with a fixed 10-year contract.

Transfer fee: €110,000 (corresponding to the renovation investment).



2 months' deposit.&#xD;

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We remain at your disposal for any additional  
information or to schedule a visit.

## Features

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- Air conditioning

