

# INTERMOBILIARIA



## Café in Estepona --

Bedrooms **5** Bathrooms **3** Built **340m2** Terrace **120m2**  
**R4106410** **property** **Estepona** **749.000€**

FREEHOLD for sale due retirement - Property located in the center of Estepona, just 200 meters away from the beach, where you will find all kinds of shops and entertainment venues, you will not need a car at all. It consists of 2 APARTMENTS and downstairs a famous Café bar. It has a great potential for transformation, it has two deeds, being part of two different houses. With some reform, both properties could be unified to obtain a house of more than 350 meters in addition to a solarium that the property has. In this same solarium another house could be built. As for the lower part, we find a well-known coffee bar in operation, with the possibility of reforming, renting or transferring. Great opportunity for investment, with many options: "bed and breakfast", tourist rentals, apartment rentals... All this in an area of ??great demand such as the center of Estepona, with supermarkets and shops of all kinds just a few minutes away.

Bar  
 Covered Terrace  
 Fiber Optic  
 Marble Flooring  
 Private Terrace  
 Solarium  
 WiFi

Bar  
 Double Glazing  
 Fitted Wardrobes  
 Near Church  
 Restaurant On Site  
 Storage Room

Barbeque  
 Ensuite Bathroom  
 Games Room  
 Near Transport  
 Satellite TV  
 Utility Room