

building for sale Figueres, Alt Empordà



We present a building (with tenants) located on one of the main access roads to the city centre, just a few minutes from the emblematic Rambla. This property is ideal for investors looking for an attractive project to renovate and rent or sell, taking advantage of its privileged location and great potential.~~General Description of the Building~~The building has a total area of approximately 492 m2, distributed over several floors that offer multiple possibilities. The property consists of:~~Commercial Premises on the Ground Floor: With an area of approximately 123 m2, this premises is perfect for establishing a business or as a commercial space. Its strategic location guarantees a high pedestrian flow and visibility, making it an ideal place for any type of trade or service. In addition, being free, it allows the new owner to design the space according to their needs and vision.~~First Floor Apartment: This apartment has approximately 100 m2 and offers the possibility of being renovated to create a cozy home.~~Four Apartments on the Second and Third Floors: Each of these

apartments has two bedrooms, a dining room, a bathroom and a kitchen. These spaces are ideal for families or groups looking for accommodation in the city centre. Although they are currently rented, the contracts expire very soon, giving the new owner the option to renovate them and increase their market value.~~Strategic Location~~The location of the building is one of its greatest attractions. Located in the heart of the city centre, future tenants or buyers will enjoy all the amenities that the centre offers. Just a few minutes walk away is the Rambla, famous for its vibrant atmosphere, shops, restaurants and tourist attractions. The proximity to public transport also facilitates access to other important areas of the city.~~Profitability Potential~This building does not only represent a real estate investment; it is an opportunity to generate significant income through rental or sale after renovation. With the rise in tourism and the constant demand for housing in the city centre, the apartments can easily be rented at competitive prices once renovated.~~In addition, the commercial premises can be transformed into an attractive space for emerging businesses or well-known franchises, thus increasing the income stream from day one.~~Conclusion~~This building represents an exceptional opportunity for visionary investors willing to transform a property with great potential into a significant source of income. With its prime location, versatile features and endless possibilities for renovations, there is no doubt that this property will be highly profitable.

property details

Spanishestate id: **6235308**
reference:: **PR00274**
close to/ located: **Figueres**
region: **Alt Empordà**
property type: **building**
rooms: **not available**
property surface: **492 m2**
surface plot: **134 m2**
price: **€ 380.000**

contact

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