

## commercial premise for sale Cullera, Ribera Baixa



091BJLDV325 SPACIOUS COMMERCIAL SPACE NEAR PLAYA DEL RACÓ~~We present an exceptional property in terms of size and location in Cullera's most prestigious area: Playa del Racó. This expansive commercial space, totaling 325 m2, is in impeccable condition, situated in a privileged setting just 100 meters from the promenade, within a community offering 24-hour security. The ground floor is designed for activity and enjoyment, featuring a pleasant 35 m2 terrace that leads to the main hall, where a bar connects to an open kitchen, ideal for hospitality or public services. This floor is completed with two restrooms and a rear access door that directly connects to the common areas of the development. Additionally, the space includes an attic under the roof that serves as an insulating chamber to prevent direct heat accumulation in the premises. The basement, measuring approximately 88 m2, offers a range of possibilities. It is currently arranged with two very spacious double rooms and an additional living room that could be converted into a third bedroom. There is also a full bathroom with a shower and a functional gallery for a laundry area. Next to this area, you'll find a large 45 m2 storage room. The property is exterior and very bright, equipped with aluminum windows, wooden doors, and gres flooring. This is a unique opportunity to establish a business in a strategic, high-visibility location in Cullera. ~~CONSENT TO THE PROCESSING OF PERSONAL DATA. To continue you must accept that you have read and agree with the following clauses, understanding that the sending of your data both by email and by means of the contact form of this website presupposes the explicit consent for the treatment of these data in the terms and conditions set forth herein as well as in our privacy policy and legal notice. Go to our website for full text in case of error.~ HOGARABITAT SERVICIOS INMOBILIARIOS S.L. is responsible for the processing of the User's personal data and informs you that these data will be processed in accordance with the provisions of Regulation (EU) 2016/679 of 27 April 2016 (GDPR) and Organic Law 3 /2018 of 5 December (LOPDGDD), so you are provided with the following processing information:~ End of treatment: maintaining a commercial relationship and sending communications and/or advertising about our products and services.~ Data retention criteria: data shall be retained for as long as there is a mutual interest to maintain the end of processing and when no longer necessary for that purpose, data shall be deleted with appropriate security measures to ensure the pseudonymisation of the data or the total destruction of the data.~ Communication of data: Data will not be communicated to third parties, unless legally required.~ Rights of the user:~ - Right to withdraw the consent at any time ~ - Right to Access, rectification, portability and deletion of data and to limit or oppose their processing.~ - Right to lodge a complaint with the Supervisory Authority (agpd.es) if it considers that the processing does not comply with the regulations in force.~

Contact details to exercise your rights: ~ HOGARABITAT SERVICIOS INMOBILIARIOS S.L. AVDA. PÉREZ GALDÓS, (please use the form to respond ) VALENCIA (VALENCIA). Email: (please use the form to respond ) ~

## property details

Spanish state id: **6361199**  
reference: **091BJLDV325.FAC**  
close to/ located: **Cullera**  
region: **Ribera Baixa**  
property type: **commercial premise**  
rooms: **2**  
property surface: **326 m2**  
surface plot: **- m2**  
price: **€ 325.000**

## contact

real estate agent: **Hogarabitat Valencia**  
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