

## commercial for sale Maroñas, Noya



This is a unique opportunity to acquire a business with over twenty years of history and a loyal, established, highnetworth clientele. The business is currently operating at full capacity, boasting a daily turnover exceeding €2,500, a very attractive operating margin, and offering immediate profitability from day one.~~ Strategic Location The premises are situated on one of the busiest and most commercial avenues in South Tenerife, just a few metres from the beach, and surrounded by major hotels, tourist resorts, and leisure zones. This prime location guarantees a constant flow of international clientele throughout the year, encompassing both residents and tourists.~~ Key Financial Data Metric:~~ Value Average Daily Turnover +€2,500 ~Leasehold Transfer Price (Traspaso) €399,000~Total Monthly Rent€1,840.06~Security Deposit (Fianza)€5,520.18 ~Estimated Return on Investment (ROI)Under 18 months~~The combination of a highly competitive rental agreement and an exceptional volume of income positions this business among the most profitable operations currently available in the South Tenerife hospitality sector.~~ Key Advantages:~~Fully equipped and operational business. Current operating licence and documentation fully in order.~Consolidated reputation built over two decades.~Experienced staff and an easily replicable management model.~Significant growth potential with minimal operational adjustments or extended opening hours.~This opportunity is ideal for seasoned hospitality entrepreneurs, private investors, or groups seeking to diversify into highyield assets. ~Acquire a proven, cashflowpositive business with very low operational risk.~~Please Note: Detailed financial information and operational data will only be provided to verified and solvent parties.

### property details

Spanishestate **6333748**  
id:  
reference:: **0067-04571**  
close to/ located: **Maroñas**

### contact

real estate agent: **Kw Sunset**  
name: **not available**  
spreekt: **not available**  
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region:	<b>Noya</b>
property type:	<b>commercial</b>
rooms:	<b>not available</b>
property surface:	<b>250 m2</b>
surface plot:	<b>- m2</b>
price:	<b>€ 399.000</b>