











## Erhvervsejendom til salg i Orihuela Costa, Alicante

135.000€

UNIQUE OPPORTUNITY FOR INVESTORS!!!. . Ground floor commercial premises of 98 m<sup>2</sup> for sale, located on the beach side of La Zenia, within walking distance to the beach. It comes with an approved and paid license for change of use to up to 3 residential units.. . Attached is the floor plan for the 3 units: 2 studios and 1 one-bedroom apartment, although it can be modified according to the final client's preferences.. . The property has direct access from the main entrance of the building as well as from the communal pool area, providing both versatility and convenience.. . It also features access to a communal swimming pool and communal parking.. . Its prime location, close to the sea and all amenities, makes it ideal for both residential and tourist use.

 0 soveværelser  
 Svømmepøl  
 1 Pool  
 Air Conditioner

 1 badeværelse  
 Garage  
 Terrace

 98m<sup>2</sup> Byg størrelse  
 Garden  
 Basement