

## 5 soveværelse Villa til salg i Calpe, Alicante

1.290.000€

Investors – Villa with Commercial Space / Restaurant with Sea Views for Sale in Calpe – Investors

Located on an exceptional 2,800 m<sup>2</sup> south-facing plot, this property offers stunning, unobstructed views of the Mediterranean Sea and the Peñón de Ifach. Its privileged location at the entrance of Calpe ensures easy access and excellent connectivity, making it a unique opportunity for both residential and commercial use.

Currently, the property is structured for multiple uses. It features spacious lounges that have operated as a restaurant, a large fully equipped kitchen, three apartments, and a basement. Thanks to its versatility and design, it allows for various development possibilities, whether maintaining its commercial use or transforming it into an exclusive residence.


One of its greatest advantages is the possibility of dividing the plot, offering several investment opportunities. A portion of the land can be separated and sold to finance the renovation of the existing building or to construct a new home. Alternatively, the entire plot, including the house, can be sold, using the proceeds to build a spectacular luxury villa on the undeveloped land. Another option is to keep the plot intact and build an exclusive residence in a prime location with breathtaking views. Additionally, the property can be used for a business or as a source of rental income.

To facilitate decision-making, a topographic plan has already been completed, and a preliminary project suggests transforming the house into a high-end villa. These documents are available upon request.

This property represents an exceptional opportunity for both investors and those seeking a unique location for their home.

 5 soveværelser

 3 badeværelser

 570m<sup>2</sup> Byg størrelse

 3.000m<sup>2</sup> Grundstørrelse