

## 5 slaapkamer Commercieel vastgoed Te koop in Guaro (Periana), Málaga

495.000€



Big Restaurant with housing included and many possibilities in the road from COIN to TOLOX, close to GUARO. Route of many cyclists, bikers and country lovers.


Typical restaurant next to the road with a huge diaphanous hall of high ceilings with 256 m<sup>2</sup>, which can be divided into different environments or rooms using wooden screens. It has a large fireplace and has a bar and workspace for waiters of 28 m<sup>2</sup> with storage space and a separate kitchen of 37 m<sup>2</sup> with two accesses, one direct to the bar and another to the living room. It has two services (ladies and gentlemen) of 11 m<sup>2</sup> each, a huge covered terrace at the entrance and a patio in the back with a barbecue and more room for outdoor or covered tables with a small stage for flamenco numbers and concerts. It also has a nice and large garden with playground for children and parking area for about 30 cars or more. Finally, it has a private vehicle entrance perfect for deals and to put private cars to the back of the kitchen and the 44 m<sup>2</sup> warehouse next door.


The building has 2 floors, in the first one there is the whole part of the restaurant and in the second one we find the house that consists of a spacious apartment with an independent kitchen, a living room, 3 bedrooms and 2 bathrooms with a huge terrace of 200 m<sup>2</sup>, part of it covered. Apart it has two rooms with their corresponding bathrooms, separated from the main apartment.

Due to the meters it has, there is the possibility of making a small rural hotel or "bed and breakfast". It is very well located, next to the road that follows the course of the rio grande and that serves as a passage for cyclist and biker routes and for country lovers who are going to do hiking trails, visit the villages in the area, the sierra de las nieves and other places of interest such as the Charco del Portón Alto.

 5 slaapkamers

 5 badkamers

 595m<sup>2</sup> Bouwgrootte

 4.884m<sup>2</sup> Perceelgrootte



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