

## 3 bedroom Commercial Property for sale in Aguilas, Murcia

**1,150,000€**



Incredible opportunity to acquire a thriving, fully operational gym and wellness center, complete with an integrated residence, nestled in the heart of the vibrant coastal town of Aguilas. This dynamic property, spanning over 1000m<sup>2</sup>, is strategically positioned in a sought-after residential area, just 50 meters from a school, and in close proximity to the health center, Aldi, and Cash supermarkets.

Presenting a turnkey solution, this gem is offered as a complete package, encompassing everything within the property. From cutting-edge gym equipment to luxurious fixtures, the sale ensures a seamless transition for the new owner. The gym is strategically laid out across the upper floor, featuring state-of-the-art machinery and facilities, while the ground floor boasts a welcoming reception area, office space, changing rooms with showers for both men and women, a spa, and a sauna. The versatile basement adds even more value, with dedicated rooms for activities such as spinning, Zumba classes, gymnastics, storage, and additional facilities.

The property seamlessly integrates a spacious 3-bedroom residence, elevating its appeal. The residence showcases top-notch finishes, and the open-plan living space provides ample room for a lounge, dining area, and a high-quality kitchen equipped with a large island, wooden cabinets, quartz countertops, and a variety of premium appliances. The kitchen leads to a spacious utility room, connecting to a hallway from either the utility room or the living area. This hallway leads to three bright and spacious double bedrooms, a family bathroom, and an additional toilet. Each bedroom offers ample space for large beds and abundant storage, while the family bathroom features a large shower and double vanity units.

Outdoors, a generous parking area leads to an expansive garage, capable of accommodating multiple vehicles. This property isn't just a building; it's a lifestyle destination, catering to fitness, wellness, and residential luxury in an

 3 bedrooms

 5 bathrooms

 1,106m<sup>2</sup> Build size