
















## 3 bedroom Commercial Property for sale in Villamartin, Alicante

374,900€



A unique chance to acquire this substantial 227m<sup>2</sup> commercial unit with self-contained accommodation, ideally situated in Blue Lagoon, Villamartin. Located close to the well-regarded El Limonar International School, the property benefits from a strong catchment area including El Galan, Villamartin and Eagles Nest. Previously operated as a bar-restaurant, the premises offer excellent potential for a variety of business ventures, with the added advantage of on-site living accommodation. The ground floor features a generous terrace leading into a spacious hallway that could easily serve as a function or event space. Towards the rear, you'll find a fitted bar area, toilet facilities, a commercial kitchen, and a utility room with a walk-in fridge. The adjoining apartment has a separate, secure entrance and includes a large open-plan kitchen and living area with access to a front balcony, three bedrooms, and two bathrooms – one of which is en-suite. There is also a separate utility/storage room. To the rear of the property is a large garage with ample space for storage, supplies or equipment. Contact us today to arrange your viewing!

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|---|--|--|
|  3 bedrooms       |  2 bathrooms  |  227m <sup>2</sup> Build size |
|  Swimming Pool    |  Terrace      |  Balcony                      |
|  Fitted wardrobes |  Utility room |  Underbuild                   |
|  Store room       |  Close Golf   |  Sunny Orientation            |
|  Separate Annex   |  |  |