



## 3 спальная комната квартира продается в Javea, Alicante

289.000€



Welcome to this exceptional commercial property nestled in the heart of Javea, ideally situated between the charming old town and the vibrant port area. Previously a thriving dance studio, this versatile space offers a total of 120m<sup>2</sup> of opportunity.

Upon entering, you are greeted by a spacious entry and reception area spanning 28m<sup>2</sup>, perfect for welcoming clients or customers. Beyond lies the expansive main dance area, encompassing 65m<sup>2</sup> of versatile space that can be tailored to suit a variety of business endeavors. Additionally, there's an extra dance area of 40m<sup>2</sup>, providing even more potential for creative use.

Rest assured, all necessary infrastructure and safety regulations are in place, ensuring a smooth transition for any business venture.

Originally a ground floor apartment, this property was expertly converted into a dance studio in 1989. However, the adaptable layout presents the exciting opportunity for reconversion into a 2-4 bedroom apartment, catering to a different set of needs and preferences.

Whether you envision a thriving commercial enterprise or a cozy residential retreat, this property offers endless possibilities in a prime location, making it an investment opportunity not to be missed in the vibrant community of Javea.

Community expenses: €120 / 3 months

IBI: 360 / year Youtube Video Visit

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|--------------------|------------------|---------------------------------|
| 3 спальни          | 2 ванные комнаты | 120m <sup>2</sup> Размер сборки |
| Electric Hot Water | Utility room     | Handicap Facilities             |
| Wheelchair Ramp    | Air Conditioning | Gym                             |
| Storage Room       |                  |                                 |

