



## Commercial premises for sale in the center of Empuriabrava

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Commercial premises for sale in an unbeatable location in the heart of Empuriabrava, within the prestigious Gran Reserva building. This corner unit offers maximum visibility and is strategically located across from a pharmacy at a roundabout, guaranteeing exposure from all angles.

With 80 m<sup>2</sup> on the ground floor and 20 m<sup>2</sup> of storage, in addition to 2 bathrooms on the first floor, this space is ideal for various activities such as offices, real estate agencies, medical practices, or clothing stores.

Don't miss the opportunity to acquire this operational unit that already has a tenant, ensuring immediate income for your business.

Transaction:	Sale	Category:	Business
Municipality:	Alt Empordà	Surface area:	120 m <sup>2</sup>
Bathrooms:	2 toilets	Utility room/area:	Yes
AA/CC:	Yes		
<b>Price:</b>	<b>295.000 €</b>		

