



Commercial premises in the heart of Empuriabrava, in the most sought-after commercial area.

With hotel, commercial, office or multi-family residential use.

Fantastic premises located in the centre of Empuriabrava, just a few metres from the beach, in one of the best commercial areas of the town. Surrounded by homes, shops, hotels and apartments, they are in an area with a constant flow of tourists all year round.

One of the premises, currently operating as a restaurant, has a total surface area of 270 m², distributed over the ground floor, porch and upper floor with a solarium terrace and a 36 m² storage room.

The ground floor features a large indoor dining area with capacity for 60 guests, as well as an interior terrace with a pergola at the entrance with capacity for 18 guests. In addition, there is the possibility of using public space for an outdoor side terrace with capacity for 24 additional guests, in a quiet pedestrian area.

Price: 1.599.000 €

The restaurant stands out for its modern, contemporary design, high-end features, a fully equipped open kitchen and centralised air conditioning system.

The upper floor includes bathrooms, a 36 m² storage room and a solarium terrace with a vegetable garden, adding a unique extra value to the business.

The other premises, also currently used as a restaurant, has a surface area of 199 m², distributed over two floors, offering a versatile and functional space, ideal for restaurant activity or other commercial uses depending on requirements.

The location, proximity to the beach, the commercial and tourist surroundings, and the size of both establishments make this property an excellent opportunity for hospitality professionals, investors or business owners looking for a strategic location in Empuriabrava.

A particularly interesting proposal due to its visibility, high footfall and business potential, in one of the most active areas of the Costa Brava.

Transaction:	Sale	Category:	Premises
Situation:	Av Republica Catalana, Castelló d'Empúries, Alt Empordà	Built area:	467 m ²
Condition:	Good condition	Mains gas:	Yes
Terrace:	40 m ²	Central heating:	Yes
AA/CC:	Yes	Plot:	300 m ²
Balcony:	Yes		