



Commercial real estate / Barcelona / Barcelona old town

## Commercial property in Barcelona old town

Barcelona old town, Barcelona

600000 €

REF  
BA291

AREA  
100 m2

BATHROOMS

ROOMS



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Commercial space in the Ciutat Vella neighborhood in a shopping street with high traffic in the city of Barcelona.

Total area of 100 square meters on one floor.

Currently rented to a chain of household goods store (7 outlets in Barcelona).

The contract is signed in April 2024 for a period of 10 years.

Mandatory performance period of 1 year.

The rental amount is 30,000 euros per year.

In the first year, the tenant has a rent discount of 200 euros per month.

Quota for comunidad of 1200 euros per year and property tax of 360 euros per year is paid by the owner.

Profitability from the third year 4.8%.

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