



Commercial real estate / Barcelona / Sant Marti

## Commercial property in Sant Marti

Sant Marti, Barcelona

530000 €

REF  
BA181

AREA  
463 m2

BATHROOMS

ROOMS



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## Commercial property in Sant Martí

Commercial premises in the Sant Martí district of Barcelona.

Total area 463 sq.m.: 255 sq.m. on the ground floor and 208 altijo.

2 large display windows.

Currently rented - a supermarket of a well-known chain.

The contract was signed on 29.05.2025 for a period of 10 years.

The mandatory execution period is 2 years.

The rental holiday period is 5 months.

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

The annual rent is 27,324 euros.

The community fee of 1,020 euros per year and the property tax of 1,596 euros per year are paid by the owner.

Profitability 5.15%.

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