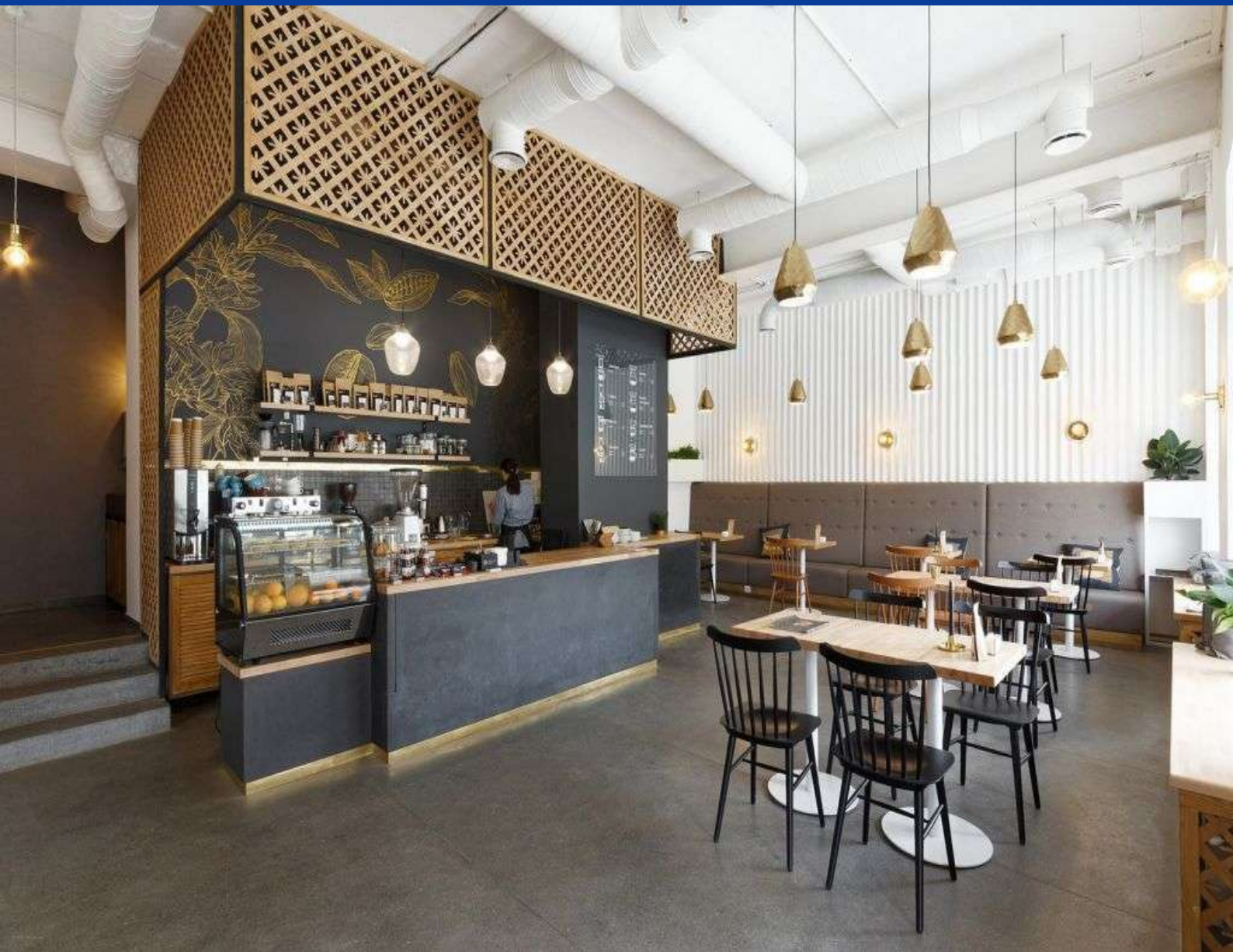




Commercial real estate / Barcelona / Eixample

Commercial property in Eixample

Eixample, Barcelona

465000 €

REF
BA45

AREA
65 m2

BATHROOMS

ROOMS



[VIEW ON WEBSITE](#)

Commercial property in Eixample

Commercial premises in the Eixample district on Aragon Avenue in Barcelona.

Total area 65 sq. m.

Currently leased to a coffee shop.

The contract was signed on May 1, 2025, for a term of 10 years.

The annual rent is €24,000.

A deposit of 2 months' rent plus 6 months' additional guarantee has been paid.

The property tax of €900 per month is paid by the owner.

The community fee of €420 per month is paid by the tenant.

The return on investment is 5%.

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