



Commercial real estate / Barcelona / Eixample

Commercial property in Eixample

Eixample, Barcelona

910000 €

REF
BA107

AREA
300 m2

BATHROOMS

ROOMS



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Commercial property in Eixample

Commercial space in the Eixample district of Barcelona.

Total area: 300 sq. m.

The space is divided into two parts and leased to two different tenants.

Currently, the space on the right is leased as a flower shop.

Contract signed on December 4, 2025, for a period of 10 years.

Two years of mandatory execution.

Annual rent: 26,400 euros.

The tenant receives a €200 per month discount during the first year and a €100 per month discount during the second year.

A two-month deposit has been paid.

Rental holidays from February 2026 - four months.

The space on the left is leased as a coffee shop.

Contract signed on February 2026 for a period of 10 years.

Two years of mandatory execution.

The annual rent is 22,800 euros.

The tenant receives a 100 euro per month discount for the first year.

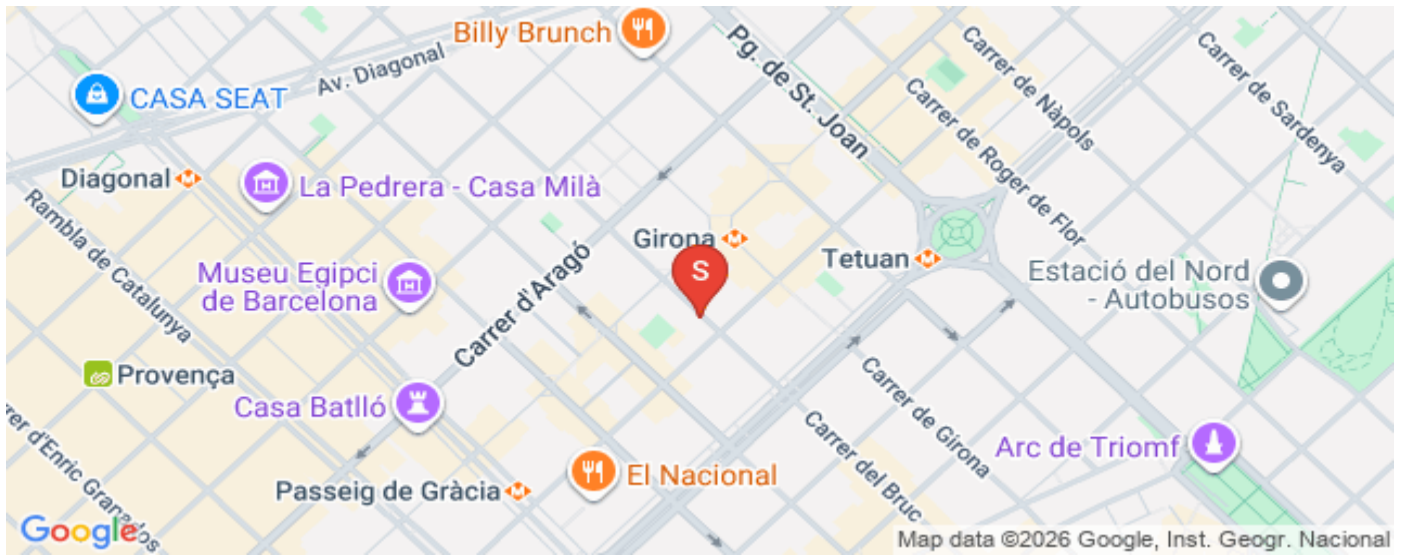
A two-month deposit has been paid.

The property tax and community fee, totaling 3,576 euros per year, are paid by the owner.

Profitability: 5%.

The photographs are for illustrative purposes only and are used to demonstrate the tenant's activities and to protect personal data.

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