



ESTATE
BARCELONA

Barcelona
Plaza Urquinaona, Ronda Sant Pere 21 1/3
+34 932 205 680
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Blanes
Calle Puigsacalm 2, Loc 3
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Commercial property Nº50153 Eixample

PRICE

1 600 000 €

SQUARE

347M2

PROFITABILITY

4%

ANNUAL INCOME

72000€

Commercial space with license 2.3.2.2.2, very well located between Clinica San pau and the School. The neighborhood is surrounded by restaurants, stores, hotels, offices, clinics, institutes.

There is a terrace for 3 tables and a hood.

Total area 347 sqm: 156 sqm first floor and 191 sqm second floor.

The tenant is a brunch cafe.

Contract signed on 24.03.2023 for a term of 10 years plus 5 years of possible extension.

The rent per year is 72 000 euros.





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Property tax of 1383.20 euros per year and the quota for comunidad of 1800 euros per year is paid by the owner.

Profitability of 4.3%.