

Commercial property in Madrid

Commercial space in the center of Madrid.

Total area of 200 sq. m: 135 sq. m on the ground floor, 42 sq. m in the basement, and 118 sq. m on the second floor.

A license for a bar/restaurant and terrace is available.

Currently leased: restaurant.

Contract signed on July 24, 2025, for a period of 15 years.

Mandatory performance period of 3 years.

Annual rent: €192,000.

Security deposit: €32,000 plus an additional security deposit of €200,000.

Rent increases by 5% in the 6th and 11th years of the contract.

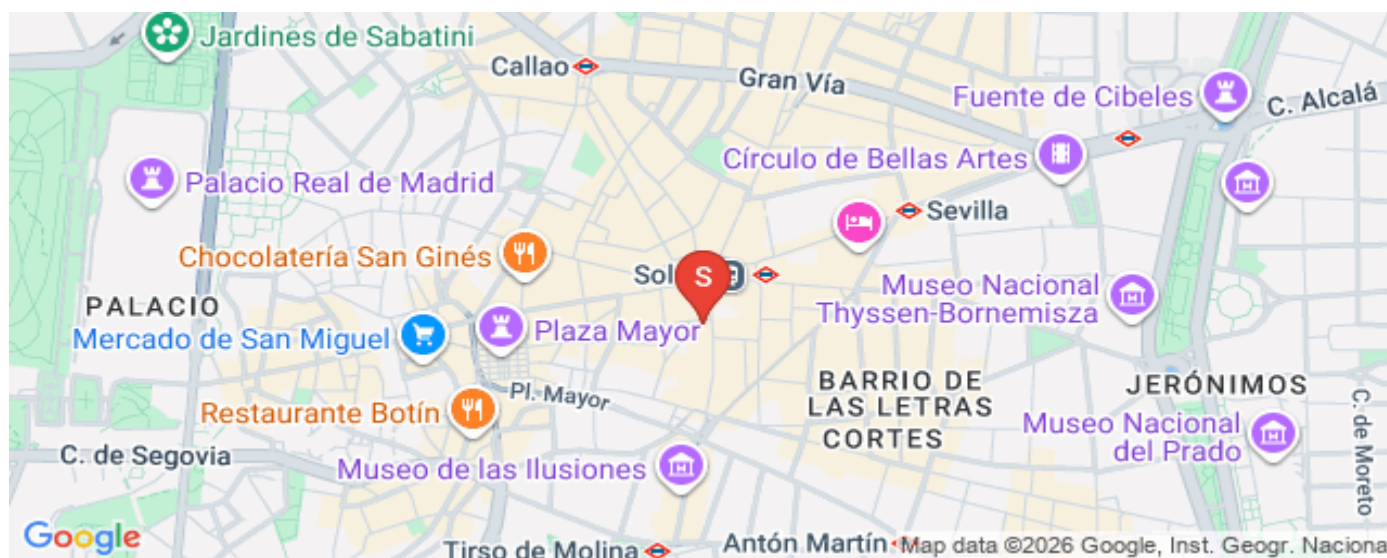
The tenant pays a €1,065 community fees and garbage collection fee.

Property taxes and demerits are paid by the owner.

Profitability: 4%.



VISIT WEBSITE







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