

## Villa with commercial premises on the beach of S'Arenal den Castell

**Ref: 5427**

Villa in Es Mercadal



**Price: 790.000,00 €**

**Built Area:** 321 m<sup>2</sup>

**Plot Size:** 2.511 m<sup>2</sup>

**Bedrooms:** 4

**Bathrooms:** 2

Enjoy a privileged location a few steps from the beautiful beach of S'Arenal den Castell with this charming villa that includes an adjacent commercial space. Located on an extensive plot of 2,511m<sup>2</sup>, this stunning land with trees and continuous forest provides a serene and natural environment.

Located on the main street of Punta Grossa, epicenter of commercial services in the area and access point and parking for the beach.

The main residence, covering approximately 171m<sup>2</sup> on the ground floor, features 3 bedrooms and 2 bathrooms, plus a spacious living room, dining room, and separate kitchen. Internally connected to the adjacent commercial space, which boasts a generous 150m<sup>2</sup>, this property offers a versatile space with a large access patio that provides countless possibilities for its use.

Whether you are looking for a family residence with a commercial touch or an investment that combines leisure and business, this villa with commercial space offers a unique opportunity in an unbeatable location. It is also worth mentioning that it offers the option to build a pool on the spacious land and to make extensions to the main residence, providing the opportunity to adapt the space to your specific needs.