



## EXCEPTIONAL INVESTMENT PROPERTY FOR SALE IN MARBELLA

📍 Marbella

REF# BEMV1375    €1,700,000

BEDS

8

BATHS

8

BUILT

460 m<sup>2</sup>

PLOT

760 m<sup>2</sup>

Incredible opportunity to own holiday rental business with this exceptional investment property for sale in Marbella, just minutes from the town centre and the beach.

Currently operating as a flourishing holiday rental business, this villa offers eight rooms available to rent with eight bathrooms. The accommodation includes two charming exterior cabins and six well-appointed rooms within the main villa, comprising two quadruple rooms and six double rooms. A key highlight of this commercial establishment is its untapped potential. The undeveloped upper floor presents an opportunity to add up to four additional rooms, increasing the total number of rooms to 12. This expansion could substantially enhance rental income and occupancy rates.

Marbella is known for its luxurious lifestyle, beautiful beaches, and vibrant nightlife, and this property, situated in a serene neighbourhood, is close to amenities including fine dining, exclusive boutiques, and world-class golf courses, while the lively town centre, with its diverse entertainment options, is just a short

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*Marbella*

drive away. Renowned golf courses, sports and leisure centres, and spas are all within easy reach, as well as the stunning beaches that define the area. Excellent transport links provide easy access to other major Costa del Sol destinations, with Malaga Airport 30 minutes away and the culturally rich city of Malaga just a 45-minute drive.

This truly is an outstanding business opportunity in Marbella's booming tourism market. The current holiday rental business is already highly profitable, with excellent occupancy rates, thanks to its excellent reputation on online booking platforms, consistently ranking among the top places to stay in the area. The potential to expand the number of rooms further enhances its appeal, promising even greater returns.

Whether you are seeking a spacious family home by the beach or a business with exceptional potential, this property is an outstanding choice. It offers a unique blend of comfort and luxury, making it perfect for family living, while its established rental business and growth opportunities present a lucrative investment. The prime location and high demand for rentals add to its desirability, ensuring both immediate benefits and long-term gains.

Contact us now to explore this incredible investment opportunity!



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