

# Lease or Sale - SPA 330m<sup>2</sup> near Marquês



## Ügynök információ

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## Hirdetés részletei

Ingatlan: Kiadó  
Ár: USD 11,864.32

## Elhelyezkedés

Ország: Portugal  
Állam/Régió/Tartomány: Lisbon  
Város: Lisbon  
Cím: Rua Luciano Cordeiro 56A - 1150-217 Lisboa  
Irányítószám: 1150-217  
Feladta: 2026. 02. 11.  
Leírás:

Unique Opportunity: Fully Equipped Wellness & Spa Facility

We present this magnificent property designed for commercial use, ideal for a SPA, wellness center, or private club. A space thoughtfully designed in detail, combining relaxation, leisure, and impeccable logistical infrastructure.

### Water and Wellness Area

The heart of the space is designed to provide a complete sensory experience:

- Pool with integrated Jacuzzi, equipped with a television for entertainment.
- Dry Sauna and Steam Bath, offering the ideal thermal circuit.
- Exclusive Massage Room: A climate-controlled (AC) refuge with a massage table, sink, and shower cabin.

### Entertainment and Gastronomy

- Private Cinema: Dedicated room with a capacity for 15 people.
- Kitchenette and Dining Area: Functional space equipped with a television, perfect for breaks and socializing among employees or clients.

### Private Offices

- 8 Private Offices: 5 offices are already equipped with televisions, ensuring maximum comfort and privacy.

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- Private Area: The property includes a complete living area with Kitchen, Dining Room, Bedroom, Bathroom, and a storage area (stock) — perfect for employee lodging or a VIP section.

#### Infrastructure and Support

The space stands out for its high operational capacity:

- Complete Changing Room: Equipped with lockers, 7 showers, 2 toilets, 2 urinals, and 2 sinks.
- Reception and Hall: Elegant and functional entrance for welcoming clients.
- Logistics: Technical area with central controls for all machines, storage cabinets for stock, and dedicated support areas.

#### Additional Highlights:

- Fully operational facilities.
- Smart layout separating the technical area from the leisure zone.

Interested in discovering this outstanding space?

Schedule your visit now and explore the potential of this investment.

Lease of the establishment: €10,000.00 per month

Property sale (Optional). Price available upon request.

Új:	No
Állapot:	Új
Built:	2011
Renovated:	2022
Tenanted:	No

#### Gyakori

Kész négyzetméter: 330 nm

#### Energy efficiency

Energy Consumption: D

#### Lease terms

Date Available:

#### Contact information

Telefon: +351 (91) 118-7759

IMLIX ID: IX8.173.843



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