



## listing



### Informazioni sull'Agente

Nome:	ArKadia
Nome della ditta:	
Nazione:	United Kingdom
Telefono:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Dettagli dell'inserzione

Proprietà per:	Saldi
Prezzo:	USD 1,987,483.97

### Posizione

Nazione:	Spain
Stato / Regione / Provincia:	Andalusia
Città:	Almuñécar
Publicato:	12/12/2024

### Descrizione:

Baroque-style building located in Almuñécar's Plaza de la Constitución with a sand-coloured and crimson red façade.

It has four floors and a roof terrace, suitable for use as a hotel or separate flats per floor. Built in 1857, the building is characterised by its architectural details, high ceilings, stained glass windows and original paintings.

### LAYOUT OF THE BUILDING.

**GROUND FLOOR.** Four large premises overlooking the square, ideal for shops. Entrance hall, access to a triple-height central courtyard. The main staircase of the building is located in the courtyard, as well as access to two premises used as cellars. These spaces offer various possibilities, such as a reception area or café. From the rear street, Callejón del Escamao, there is access to the service staircase that runs through all levels.

**FIRST FLOOR.** Renovated flat of 301 m<sup>2</sup>. 4 bedrooms, 3 bathrooms, dressing room, two dining rooms, living room and winter living room with glass roof, kitchen with pantry, ironing room and toilet.

**SECOND FLOOR.** Flat to be renovated, 272 m<sup>2</sup>. 5 bedrooms, 3 bathrooms, lounge with fireplace, two dining rooms, kitchen, storage room.

**THIRD FLOOR.** Living area under the roof, 231 m<sup>2</sup>. Currently divided into 7 spaces, a bathroom and staircase leading to the roof terrace. The spaces are open plan, with the possibility of converting into a separate flat or bedrooms.

**ROOF TERRACE.** Large roof terrace with views of the mountains and the sea, great potential for use as a restaurant.



Due to its prestigious location, the property is ideal for hotel use, as well as the development of independent flats. The wooden and glass ceilings, columns and original paintings give it a stately identity.

NOTE: ITP, notary and registration fees not included in the price of the property.

## **Comune**

Finito piedi quadrati: 1290 mq

## **Lease terms**

Date Available:

## **Informazioni aggiuntive**

URL del sito: [http://www.arkadia.com/MNPB-T645/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/MNPB-T645/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Contact information**

IMLIX ID: 2104-na

