



## 120 m<sup>2</sup> commercial space with basement, main street LLUCMAJOR



### 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:	Affitto
Prezzo:	USD 938.79

### Posizione

Nazione:	Spain
Stato / Regione / Provincia:	Balearic Islands
Città:	Llucmajor
Publicato:	24/03/2026

#### Descrizione:

Commercial premises with a spacious basement are offered for rent in a strategic location in Llucmajor, on the busy main street.

This is an area with high pedestrian and vehicle traffic, providing excellent visibility and easy access for any type of commercial activity.

The premises have direct access from the street, with no steps, making it easy to enter for both clients and people with reduced mobility. Large display windows with glass doors allow abundant natural light to enter and provide excellent visibility from outside.

The property includes a bathroom and a new hot/cold air-conditioning system, ensuring comfort throughout the year. Floors are finished with tiles both inside and in the patio, making the space practical and easy to maintain.

The premises are in very good condition and also feature a small paved interior courtyard, which can be used as an auxiliary or relaxation area.

One of the main advantages of the property is its spacious basement, ideal for use as storage or as an additional support space for the business. The connection between floors is provided by a spiral staircase.

Thanks to its excellent location, strong visibility and functional layout, this property is ideal for many



---

types of businesses: shop, office, professional studio, service business, beauty centre, creative space or other commercial activities.

There is no smoke extraction system and no possibility to install one.

## Highlights

- Strategic location
- Main street with high traffic
- Direct street-level entrance
- Accessible for people with reduced mobility
- Large windows with abundant natural light
- New hot / cold air-conditioning system
- Ground floor bathroom
- Interior courtyard
- Spacious basement ideal for storage
- Premises in very good condition
- Suitable for multiple types of business
- Possibility of long-term rental

## Surfaces

- Ground floor - 55 m<sup>2</sup>
- Basement - 60 m<sup>2</sup>
- Total constructed area: 120 m<sup>2</sup>
- Private terrace / patio: 25 m<sup>2</sup>

## Conditions / Costs

- Rent: 800 € / month
- Deposit: 2 months
- Proof of financial solvency required
- IBI:
- Waste tax:
- Utilities not included: electricity, water and internet
- Real estate agency fee: 960 € + 21% VAT (201.60 €)

#ref:509

## Comune

Bagni:	1
Finito piedi quadrati:	115 mq
Dimensione del lotto:	25 mq

## Lease terms



Date Available:

## **Informazioni aggiuntive**

URL del sito: [http://www.arkadia.com/URZF-T171/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/URZF-T171/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Contact information**

IMLIX ID: 509

