



## OFFICE AND RESIDENTIAL BUILDING, SALAMANCA NEIGHBORHOOD.



### Agent Info

Name: ArKadia  
Company Name:  
Country: United Kingdom  
Phone:  
Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Listing details

Property for: Sale  
Price: USD 44,773,328.92

### Location

Country: Spain  
State/Region/Province: Madrid  
City: Madrid  
ZIP code: 28046  
Posted: May 14, 2025

### Description:

Great investment opportunity in Madrid! A luxury building is offered located in the coveted Premium Zone of the city, the SALAMANCA NEIGHBORHOOD. With approximately 500 m<sup>2</sup> of land more than 5,000 m<sup>2</sup> built, this completely new building has an impressive façade, which is a faithful replica of the original.~~The property is equipped with advanced technology, as it has geothermal and aerothermal systems, which guarantees efficient and sustainable operation. In addition, it is equipped with all modern comforts and security features, such as fire and burglar alarm systems, reinforced door and automatic doors.~~Inside, there are built-in wardrobes, central heating and a telephone line available. The building is bright and has a generous amount of natural light. It also has an elevator to facilitate access to all floors.~~The building in the SALAMANCA NEIGHBORHOOD offers various options to enjoy the outdoor space, with balconies and a large terrace. In addition, it has a basement and a storage room to provide additional storage space.~~In terms of location, this building is located in a privileged area, BARRRIO DE SALAMANCA with close access to public transportation such as buses, metro and train. It is also surrounded by shopping centers, medical centers, universities, schools, hospitals, parks, supermarkets and other amenities. Its central and transit location makes it a strategic place.~~The building comes empty, which provides an excellent opportunity for large investors to acquire it and take advantage of its high profitability in tourist rentals in the SALAMANCA NEIGHBORHOOD.~~The sale price is €46,000,000, which represents a unique opportunity for those interested in investing in a high-end property in one of the most exclusive areas of Madrid BARRIO DE SALAMANCA. If you would like more information about this incredible opportunity, please do not hesitate to contact us. Do not miss



---

this opportunity!~THANKS FOR YOUR MESSAGE.~We serve the public from 8:30 a.m. to 2:00 p.m.~In the afternoons, leave us a message via WhatsApp at 6888894176, to which we will respond as soon as possible.~You can also visit our website, [www.menorcaand.com](http://www.menorcaand.com) or email [mgomilaam@gmail.com](mailto:mgomilaam@gmail.com)~THANK YOU~

New: Yes

## Common

Bathrooms: 1  
Floor Number: 4

## Room details

Total rooms: 3

## Building details

Number of Floors: 1

## Lease terms

Date Available:

## Additional information

Website URL: [http://www.arkadia.com/ODVW-T250/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/ODVW-T250/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: 18751065

