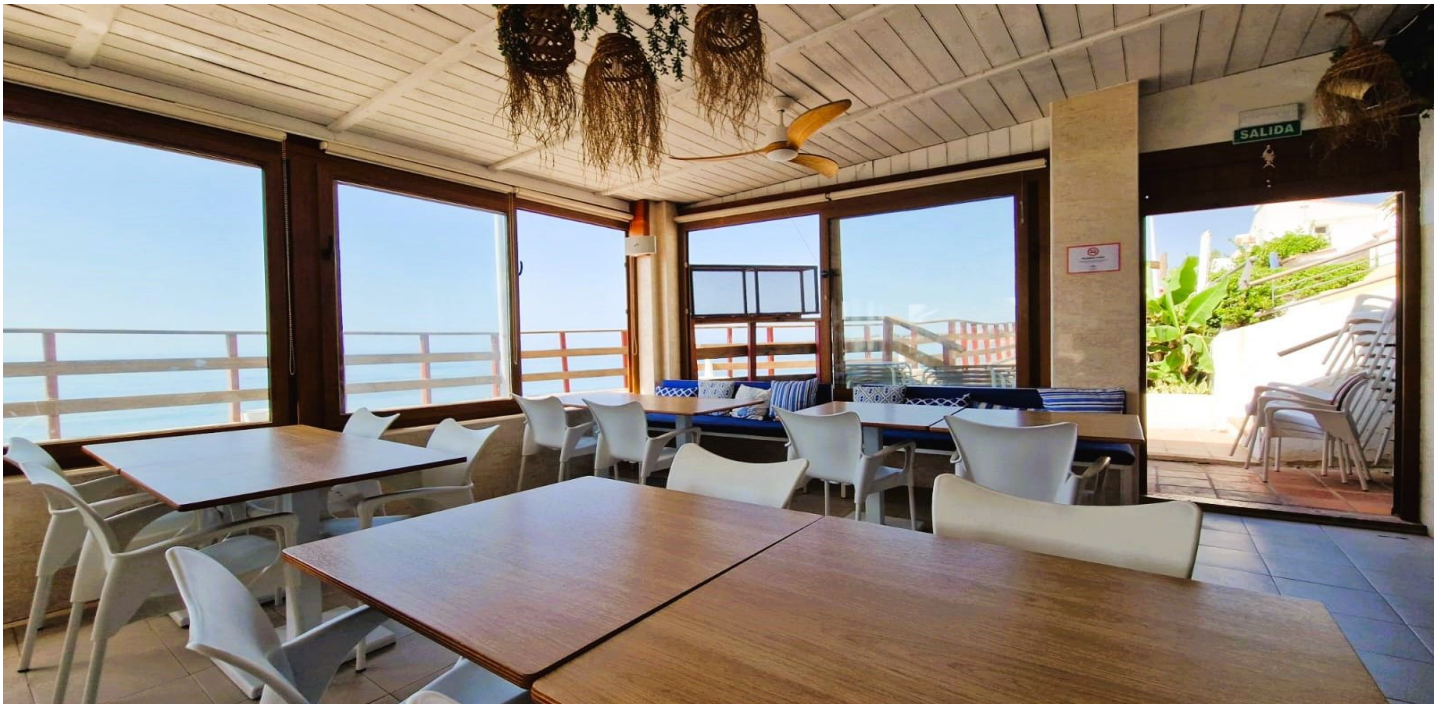




# Detached Villa for sale in Estepona, Estepona

2.800.000 €

Reference: R5063356 Bedrooms: 3 Bathrooms: 6 Build Size: 523m<sup>2</sup>





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## Costa del Sol, Estepona

For sale: an iconic beachfront restaurant-chiringuito located literally on the shores of the Mediterranean in Estepona. A true jewel of the Costa del Sol, offering completely unobstructed sea views in one of the most sought-after areas of the coastline. Currently in full operation and fully equipped down to the last detail, the restaurant enjoys a solid reputation and a loyal clientele. It is ready to continue its activity with no additional investment required. The property consists of 500 m<sup>2</sup> built on a 370 m<sup>2</sup> plot, featuring spacious, comfortable, and perfectly conditioned areas to operate year-round, including peak season. In addition to the restaurant, the property includes two fully renovated and modern tourist apartments: A 2-bedroom, 2-bathroom apartment with a spacious front terrace overlooking the sea. A 1-bedroom, 1-bathroom apartment, finished to the same high standards. Both apartments hold a tourist rental license, while the entire complex benefits from a hotel license, allowing its use for holiday rentals or as a boutique hotel. There is also great potential for transformation: the apartments could be incorporated into the restaurant, creating additional terraces and even a rooftop dining area; or alternatively, the whole property could be converted into a stunning private beachfront residence with direct access to the sea and breathtaking views. This is a unique investment opportunity with guaranteed profitability, thanks to its prime location, hotel license, and the appeal of an already thriving business in a privileged setting. Ideal for investors or hospitality professionals seeking to run a profitable business with international projection.



## Features:

### Caratteristiche

Vicino ai mezzi di trasporto

Terrazza privata

Armadi a muro

Solarium

Wifi

### Viste

Mare

### Orientamento

Sud

### Collocamento

Area commerciale

Vicino alla spiaggia

Zona urbana

Vicino al mare

Vicino ai negozi

Vicino alla città

Vicino alle scuole

Sulla spiaggia

Città

Porta

Villaggio

Porto

### Cucina

Completamente arredata

### Utility

Elettricità

Acqua potabile

### Climate Control

Aria condizionata

### Condizione

Buona

### Mobilia

Completamente arredato

### Sicurezza

Complesso residenziale privato

### Giardino

Condominiale

### Categoria

Investimento

Affare