



## Bar for sale in San Pedro de Alcántara, San Pedro de Alcántara

173,000 €

Reference: R5222140 Bathrooms: 1 Build Size: 62m<sup>2</sup>





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## Costa del Sol, San Pedro de Alcántara

Reduced for a Quick Sale! Unique Opportunity in the Heart of San Pedro de Alcántara. Bar with Licence for Sale. For sale: a charming, move-in-ready bar located in one of the most desirable areas of central San Pedro. Surrounded by residential buildings, shops, and a vibrant local atmosphere, this property enjoys constant foot traffic year-round. Its privileged location—just a few steps from a children's playground and a spacious pedestrian square—makes it especially popular among families and local residents. The premises stand out for their excellent accessibility, featuring a ramp for people with reduced mobility, as well as abundant natural light. The bar includes a fully equipped kitchen with gas burners, extractor hood, and storage room; a bar area with refrigeration units and shelving; and wooden interior furnishings that can be easily refreshed or modernized with minimal effort. Additional features include two separate restrooms (men's and women's), window security bars, and an exterior awning. The outdoor terrace faces the square and offers ample space for numerous tables during the warmer months, providing a peaceful, traffic-free environment ideal for families with children. This property has operated successfully as a bar for many years and is now being offered for sale due to family retirement. It retains a valid bar license, although its versatile layout also makes it suitable for conversion into other uses, such as an office, boutique café, specialty shop, or similar business. Great location with tons of food traffic!



## Features:

### Orientation

North West

### Setting

Commercial Area

Close To Sea

Close To Shops

Close To Schools

Town

Village

### Furniture

Fully Furnished

### Kitchen

Fully Fitted

### Condition

Good

### Category

Investment

### Energy Rating

F

### Utilities

Electricity

Drinkable Water

### CO2 Emission Rating

E