



# Office for rent in Cancelada, Estepona

2,500 - 2,500 €

Reference: R5304574 Build Size: 110m<sup>2</sup>





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## Costa del Sol, Cancelada

Office for Rent in Guadalmina – Excellent Visibility and Move-In Ready

Professional office available for rent in Guadalmina, offering excellent roadside visibility and easy access, located in a high-traffic area with strong commercial presence. With a total surface of 90 m<sup>2</sup>, the space is fully equipped and ready to operate from day one, with no additional investment required.

The office features a welcoming reception area with sofas for client meetings, a large workstation accommodating up to eight people, two independent meeting rooms, and three LED screens/TVs ideal for presentations and conferences. It also includes printers, computers, a coffee machine, refrigerator, and all necessary furniture for daily operations.

An ideal option for real estate agencies, consulting firms, professional practices, or any business seeking a representative, functional, and fully operational office in a strategic location.



## Features:

### Features

Near Transport  
Ensuite Bathroom  
WiFi  
Fiber Optic  
Access for people with reduced mobility

### Views

Urban  
Street

### Furniture

Fully Furnished

### Utilities

Electricity  
Drinkable Water  
Telephone

### Orientation

South

### Setting

Commercial Area  
Close To Town

### Security

Alarm System  
Safe

### Climate Control

Air Conditioning  
Cold A/C  
Hot A/C

### Condition

Good  
Excellent

### Parking

Open  
Street  
More Than One