

Real Estate Investment Proposal



SHOPPING CENTRE OR CO WORKING SPACE

📍 Andalusia, Spain

TYPE	PRICE
Retail	€10.000.000
Available since	Property ID
4 Dec 2018	#190

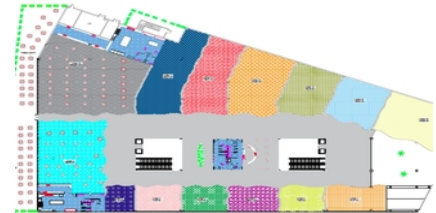
ground parking space



description

	Surface m ²	Built surface m ²
	6787.00	4568.00
Site		
Over 120 parking spaces		
3rd floor		
Shopping center license		
Launched with low on refit		

nd floor



Property Details

PROPERTY ID	PLOT SIZE	BUILT UP AREA	OWNERSHIP	NR OF UNITS
#190	11,513 m ²	6,787 m ²	Freehold	1
NR OF FLOORS	NR OF BUILDINGS	YIELD	YEAR	BROKERAGE FEE BY SELLER
3	1	10.00 %	2016	2.50 %
BROKERAGE FEE BY BUYER				
2.50 %				

Investment Overview

Located in the South of Spain in Malaga (Costa del Sol) at only 5km from the airport and next to a metro station. The location is an historical destination for shopping in Malaga, today adjacent there is a Carrefour hypermarket and the new Los Patios shopping centre as well as other services complementing the offer with a catchment area of close to 500.000 people. The Costa del Sol triples its population during the summer. Also located near by is the Unicaja basketball team stadium, home of many different events, sports center, and office area across the ring road as well as the beach at walking distance. Adjacent to the most important private hospital in Malaga that is now building a second phase to double its size. Today the asset is occupied by one single tenant we believe there is opportunity to re - develop it as a small shopping centre focused on a co working space or food, services and entertainment and optimise returns given the favourable economic environment in the region. The asset also enjoys a whole floor of underground parking which adds a huge amount of value in this busy area.