



**Your Logo Here**  
*Friendly Real Estate*


SV370  
 Reference

Scan the QR code to view the property



## Marbella - Warehouse



 **742**  
 Area (m<sup>2</sup>)

  
 Garage

**7 000 € / Month**  
 (EUR €)

## Commercial Warehouse in La Campana

We are pleased to offer Commercial Warehouse No. 39 for rent, located in the heart of the Costa del Sol's commercial district in Nueva Andalucía, just 5 minutes from Puerto Banús, surrounded by prestigious residential areas and golf courses.

The warehouse has an approximate area of 742 m<sup>2</sup> distributed over two levels: a 558 m<sup>2</sup> ground floor and a 184 m<sup>2</sup> mezzanine, ideal for office use with plenty of natural light.

Key features of the warehouse include an automatic sectional door for easy access, bathroom facilities, and a comprehensive circular fire protection system covering the entire industrial estate. Additionally, the estate offers 24-hour maintenance and security services, along with daytime maintenance and night/weekend surveillance, ensuring a safe and well-maintained environment. This versatile space is perfect for a warehouse, showroom, exhibition space, offices, and more, making it suitable for various business activities.

**T +34623422622 · E estate@svoy.es**  
**Marbella, Malaga, Spain, 29660**

<sup>1</sup> (Call to national fixed network) | <sup>2</sup> (Call to national mobile network)



**Your Logo Here**  
*Friendly Real Estate*

SV370

Reference

Scan the QR code to view the property



Monthly Rent: €7,000 (with a €700/month discount for annual upfront payment)

Security Deposit: 6 months' rent

**IMPORTANT NOTE:**

If the contract holder or guarantor does NOT have verifiable property assets in Spain, annual upfront payment will be MANDATORY.

## Property Features

- Proximity: Mountain, Golf course, Shopping, Restaurants, City, Pharmacy, Public Transport, Schools
- Built year: 2004
- Drive way
- Electric garage gate
- Solar orientation: South
- Garage
- Floors: 2
- Storage / utility room
- Parking space
- Orientation: Exterior

**T +34623422622 · E estate@svoy.es**  
**Marbella, Malaga, Spain, 29660**

<sup>1</sup> (Call to national fixed network) | <sup>2</sup> (Call to national mobile network)