GOERTZ & PARTNER
REAL ESTATE

ref. 111865



Commercial Premises Ideal for Bar-Restaurant for Sale in Empuriabrava Marina

A unique opportunity to acquire a bar in a prime location at Club Nàutic de Empuriabrava, in the heart of Europe's largest residential marina.

Bar & Restaurant for Sale at Club Nàutic Empuriabrava

An exceptional investment opportunity in one of the most exclusive and sought-after locations on the Costa Brava.

This attractive commercial property is ideally located within Club Nàutic Empuriabrava, in the heart of the marina. Surrounded by boats, shops, restaurants, and a steady flow of residents, sailors, and visitors throughout the year, it enjoys a prime waterfront setting with outstanding commercial potential.

Offering 77 m² of built area, the property provides a functional and versatile space, perfectly suited for a bar, café, or restaurant. It features two bathrooms and a

Price: **225.000 €**

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practical layout that can easily be adapted to a variety of hospitality concepts, making it an excellent opportunity for both entrepreneurs and investors.

Its exceptional visibility, prestigious marina location, and Empuriabrava's thriving tourist activity make this property a highly attractive investment with excellent potential for long-term growth and profitability.

Key Features
77 m² built area
2 bathrooms
Prime location at Club Nàutic Empuriabrava
Prestigious marina and waterfront setting
High tourist footfall throughout the year
Excellent commercial visibility
Outstanding investment opportunity with strong profitability potential

Establish your business in one of Empuriabrava's most iconic waterfront locations and benefit from the appeal of an internationally renowned destination, famous for its marina, extensive network of navigable canals, and vibrant year-round atmosphere.

Transaction:	Sale	Category:	Business
Situation:	Poblado Tipico, F-21, Poblat Tipic, Empuriabrava, Alt Empordà	Built area:	77 m^2
Condition:	To Restore	Bathrooms:	2 bathrooms