



6.900.000 €



## Description:

Exclusive Investment Opportunity in Benahavís, Costa del Sol

This is an exclusive listing with YourEstateInTheSun.com.

All agent inquiries must go through YourEstateInTheSun.com as the primary contact.

### Property Overview

#### Benahavís: Market Insights

- 2024 Luxury Market Growth: +20% YOY | Over €3.2B invested
- Average Price: €5,289/m<sup>2</sup> (among the highest in Andalusia)
- Rental Demand: High yield | Avg. rents above €17/m<sup>2</sup>
- Neighboring Prestige: Minutes from La Zagaleta, where homes average €12.3M

#### Lifestyle & Location Highlights

- Dining: Michelin-starred restaurants, tapas bars, wine tastings
- Golf & Leisure: Access to La Zagaleta, premier courses nearby
- Beaches: 10 minutes to San Pedro & Puerto Banús

## Characteristics:

### Setting:

Frontline Golf, Country, Village, Mountain Pueblo,  
Close To Golf, Close To Shops, Close To Marina,  
Urbanisation

### Orientation:

North, South

### Condition:

Excellent

### Pool:

Room For Pool

### Climate Control:

Air Conditioning

### Views:

Sea, Country, Panoramic, Garden, Courtyard, Urban

## Location: BENAHAVÍS

Type of the property	Commercial
Bedrooms	4
Bathrooms	2
Built	373m <sup>2</sup>
Terrace	2501m <sup>2</sup>