

Commercial in San Pedro de Alcántara

Reference: R5338549

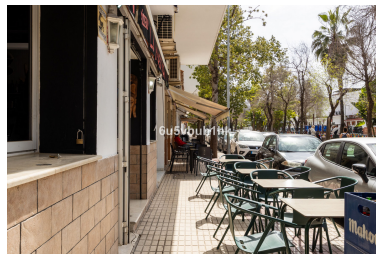


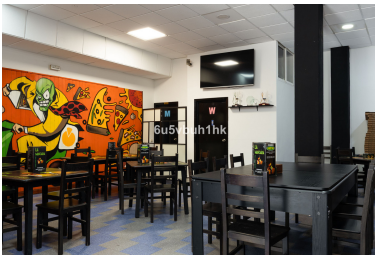
Bedrooms: by request
Status: Sale

Bathrooms: 2
Property Type: Commercial
Parking places: by request

M²: 100

Price: 265,000 €
Printing day : 2nd May 2026





Overview: We are pleased to offer for sale a high-yield commercial property generating a 7% annual return, located on Calle Fuentenueva, in the heart of San Pedro de Alcántara — a well-established area with strong commercial activity and constant footfall. The property spans approximately 100 m² of built space, efficiently distributed, and includes 2 bathrooms, making it suitable for a wide range of business types. Currently operating as a pizzeria with over 20 years of uninterrupted trading, this property speaks for itself: two decades of continuous activity at the same location are the strongest possible proof of the viability of the business and the strength of the location. This track record makes it a particularly secure investment, carrying significantly lower risk than properties without a proven commercial history. There is the option to take over the business as a going concern, making this an ideal opportunity for investors seeking immediate returns as well as for entrepreneurs looking to hit the ground running with an already established customer base, a loyal clientele, and a tried-and-tested business model. With its generous size, prime location, and over two decades of proven commercial success, this represents one of the most solid investment opportunities currently on the market, with an estimated annual yield of 7%.

Features:

None