



## For sale: commercial space with terrace and sea view in Santa Margarita (Roses)

Located in Santa Margarita, within the town of Roses, this ground-floor commercial space of approximately 120 m<sup>2</sup> is just a short walk from the beach. Currently set up as a restaurant, it features a large indoor area and a spacious covered terrace with sea views.

The layout is functional and suitable for a variety of projects. It can also be converted into two separate apartments (subject to the necessary permits), making it an appealing opportunity for investors looking for a property with development potential.

The space offers good visibility and easy access, in a sought-after area close to the sea, shops, and essential services. A rare property in Santa Margarita, offering generous space, a large terrace, and open sea views — ready to adapt to your plans.

Transaction	Sale
Category	Business premise
Surface area	120 m <sup>2</sup>

165.000 €





