



MLSC3330529 / Guardamar del Segura / Alicante / Spain

## Description

Location: Avenida Pañs Valenciano  
Spacious commercial premises for sale, with a total area of 117 m<sup>2</sup>, in an excellent location on the main avenue of Guardamar del Segura. The property includes:  
two separate rooms/offices  
a large open main area - ideal as a showroom, main office, or customer service zone  
a back area behind the rooms  
a bathroom  
Perfect for use as an office, clinic, shop, service studio, or other business activity. The space offers strong potential for interior adaptation.  
Excellent visibility and easy access - located on one of the busiest streets in Guardamar.