

**Manacor-South**  
Objekt-Nr. 122438



  
**PORTA MALLORQUINA®**  
Your home. Our passion.

## Central Commercial Space with Multiple Usage Options in Mancor

living space: 117 m<sup>2</sup>

Benutbare m<sup>2</sup>: 117 m<sup>2</sup>

Woonoppervlakte:

Aantal bedden:

Uitzicht op zee: -

LABEL\_ENERGIEKLA in voorbereiding  
SSE:

**Huur per maand\*: € 1.100,-**



\* Agency fee: 1.7 monthly rent plus 21% VAT

Het begrip lange termijn verhuur betekent een huurovereenkomst van minstens 6 maanden.

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### Objektbeschreibung:

This attractive commercial property is located in the city center of Manacor, directly on a busy street. Thanks to its ground floor corner location and large window fronts on two sides, the property offers excellent visibility and plenty of natural light. The main entrance faces the main street, ensuring optimal customer traffic.

The total area of approximately 117 sqm is divided into a spacious and bright sales area as well as 2 separate rooms, which can be ideally used as office or storage space. An air conditioning system ensures a pleasant indoor climate. Due to its flexible layout, the property is suitable for a wide range of uses, such as a retail shop, medical practice, or administrative office.

The property is available immediately for long-term rental. Utility costs for electricity, water, and waste disposal are charged separately. The deposit amounts to two months' rent.

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### Locatie en omgeving:

Manacor – Tradition, craftsmanship, and Mediterranean lifestyle

Manacor, one of the largest municipalities in Mallorca, is located in the heart of the island, blending tradition with a modern way of life. The region is known for its fine craftsmanship, thriving agriculture, and a steadily growing international community. In addition to the town of Manacor, the municipality includes charming areas such as Porto Cristo, Son Macià, and Calas de Mallorca, which captivate visitors with their scenic landscapes and relaxed atmosphere.

Manacor is not only renowned for its craftsmanship but also as the birthplace of world-famous athletes like Rafael Nadal and Elena Gómez. The area boasts excellent infrastructure, authentic gastronomy, and easy access to the coast—perfect for those who want to experience the true essence of Mallorca.

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All information is correct to the best of our knowledge. Errors and prior sale excepted. This prospectus is purely for information purposes. Only the notarized deed of sale is legally binding.

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