

# THINK PROPERTY...

# THINK PRICE BROWN

PROPERTY SALES, MANAGEMENT & RENTALS

PRICE  
BROWN  
PARTNERSHIP  
ESTABLISHED 1986

## AF632: 0 Bedroom Commercial Property for Sale in Albox, Almería

75,000€ ≈£64,136



Commercial Premises 1 - A commercial in the Albox area. (Newly Built) Brand new commercial premises for sale or rent, situated in the popular town of Albox. With a build size of 125m<sup>2</sup>, the property is currently an empty shell so offers a blank canvas for any business venture. Electricity and water are connected. The property is available to rent at 400 Euros per month, or to buy at 75.000 Euros. The adjoining property is also available - please see APF 3519.

Albox is large market town in Almeria, Andalusia located in the northeastern part of the Almanzora Valley and 120 km from the provincial capital, Almería . In 2014 it had 11,715 inhabitants, a surface area of 168.42 km<sup>2</sup> with a density of 69 inhabitants per square kilometre. The post code is 04800.

### Location

The town itself sits between the Sierra de los Filabres and the Sierra de los Estaciones mountain ranges on the banks of the ancient river bed of the Almanzora Valley. North is Velez Rubio, South is Cantoria, West is Oria and East is Arboleas.

The municipality is made up of the villages of Llano de las Animas, Llano del Espino, Llano de Los Olleres, La Molata and Las Pocicas. Other scattered nuclei are Fuente del Marqués and Aljambra with many tiny hamlets dotted around.

The new motorway under development will decrease the length of time it currently takes to get to the coast but Vera playa and Garrucha are about a half an hour's drive from the town centre. Corvera, Murcia's airport, and Almeria airport are almost an equal distance from Albox and approximately an hour and a half away.

### History

- ✓ 125m<sup>2</sup> Build size
- ✓ 125m<sup>2</sup> Plot size
- ✓ No Pool

Tel: (+34) 950 478 915

[www.pricebrown.com](http://www.pricebrown.com)

Email: [sales@pricebrown.com](mailto:sales@pricebrown.com)

Paseo de Mediterraneo, 171, Mojácar 04638 Almería