Sales - Plot - The Golden Mile

9.500.000€











Ref.-ID: MIBGR5391094 **The Golden Mile** **Plot**

6332 m2 **10800 m2**

Exclusive Plot for Sale. Marbella’s Golden Mile We present an exceptional investment opportunity in one of the most prestigious areas of Marbella. This property consists of a total land area of 9,260 m², resulting from expropriations on an original plot of 10,800 m². Of this surface, 6,332 m² are buildable, while the remaining area is allocated to roads and open spaces, in accordance with the Detailed Study and attached parceling plans. - 6 buildable plots, each approximately 1,000 m². - Buildability: 0.26 m²/m² | Maximum height: 7.5 meters - Ideal for luxury villas with an estimated value of €4–5 million each - Projected value of completed development: €24–30 million - Total land price: €9.5 million (€1,500/m²) Urban Planning Status: - Urbanization license (roads and utilities) currently in process, reducing buyer uncertainty and increasing land value. - The Town Hall will require a guarantee (approx. 7% of the construction budget). - Construction or sale is already possible on all plots, except those closest to the road, which are pending final boundary approval (expected shortly). - Noise barriers are currently being installed in the area, significantly enhancing the residential environment. Technical Project: - Managed by a renowned architect with extensive experience and direct communication with municipal technical staff. - Geotechnical study already underway, with expected ground conditioning work to be less intensive than in neighboring plots, reducing urbanization costs.

Setting
- ✔ Suburban
- ✔ Close To Golf
- ✔ Close To Shops
- ✔ Close To Sea
- ✔ Close To Town
- ✔ Close To Schools
- ✔ Close To Marina
- ✔ Urbanisation

Condition
- ✔ Good Condition

Views
- ✔ Sea Views
- ✔ Mountain Views
- ✔ Garden Views
- ✔ Urban Views
- ✔ Street Views

Category
- ✔ Investment