Sales - Plot - Estepona

1.150.000€

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Ref.-ID: MIBGR5427829 **Estepona** **Plot**

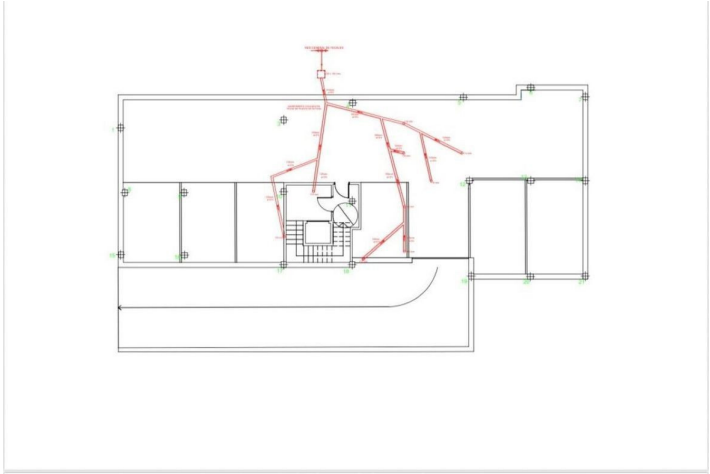
1401 m2 **1401 m2**

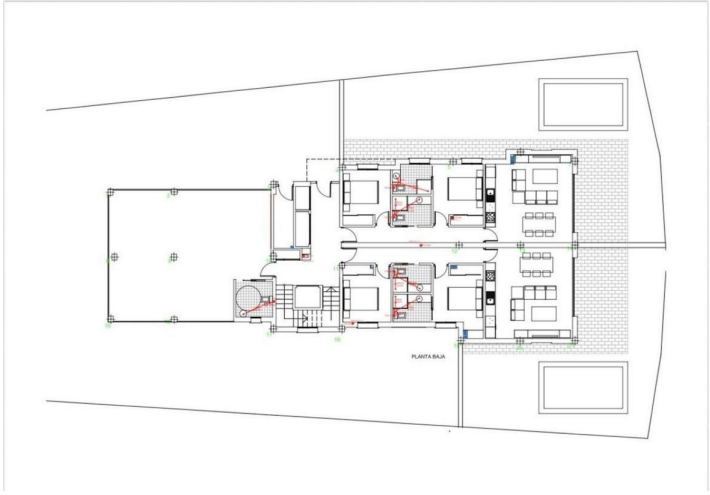
Strategically located next to the beach road in the rapidly developing Playa Bella area of Cancelada, this exceptional plot of urban land presents a superb development opportunity. The land boasts ideal zoning for a mixed-use project, permitting the construction of residential apartment blocks and a dedicated commercial area. Its prime location guarantees high visibility for commercial activities, while offering future residents immediate access to the beach and coastal amenities. Situated on the established New Golden Mile corridor between Marbella and Estepona, this asset is ideal for developers and investors seeking to meet the strong residential and commercial demand in the area. The potential of its layout allows for the seamless integration of modern apartments with ground-floor commercial premises or adjacent areas. For further details on building coefficients and regulations, please contact us directly.

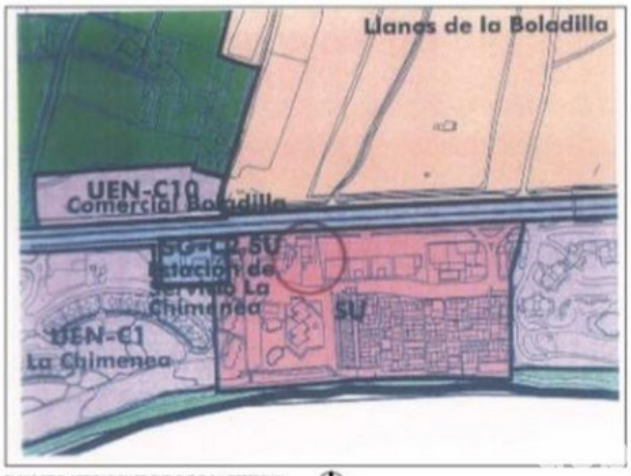
Setting
- ✔ Beachside
- ✔ Port
- ✔ Close To Sea
- ✔ Close To Town
- ✔ Close To Marina
- ✔ Urbanisation

Orientation
- ✔ South Facing


d5brn90wad

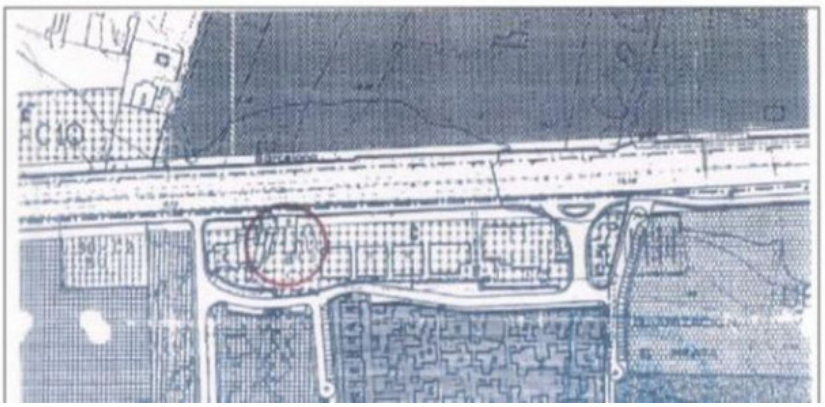


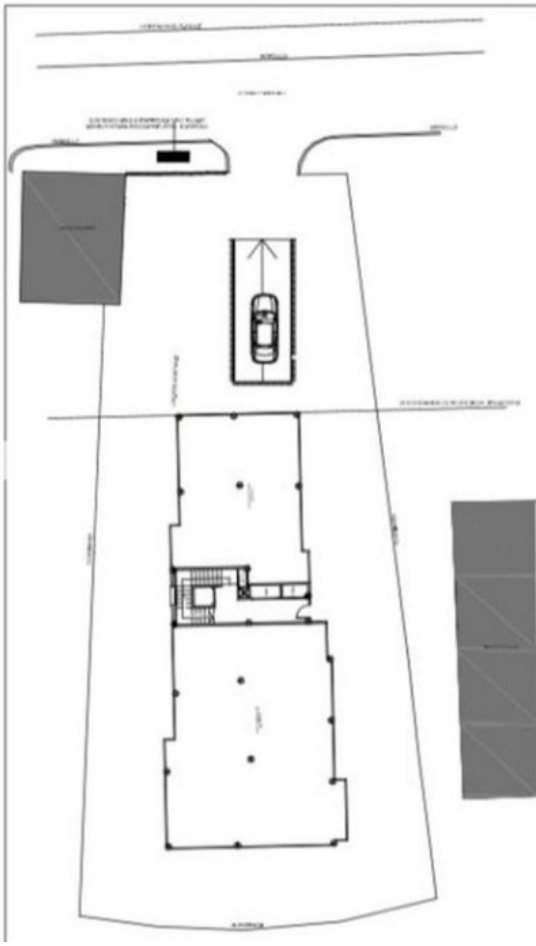

PLANTA BAJA



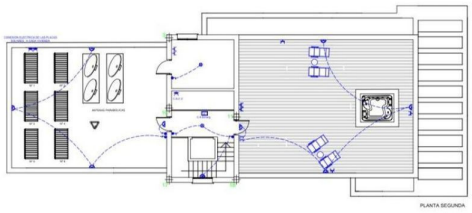
PLANO DE CLASIFICACION DE SUELO (P.G.O.U ESTEPONA)

NORTE





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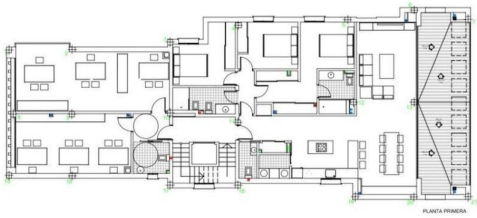
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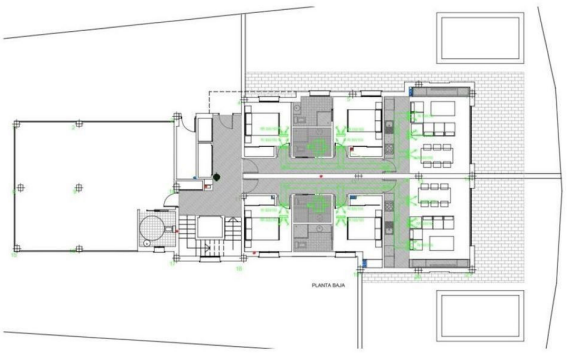
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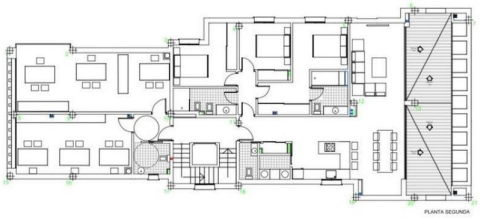
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PLANTA PRIMERA


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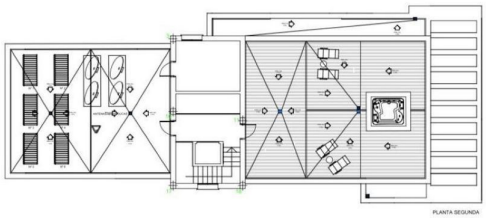

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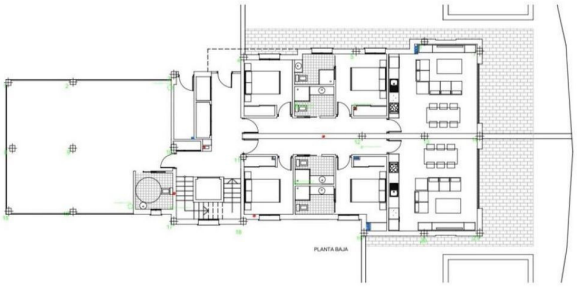

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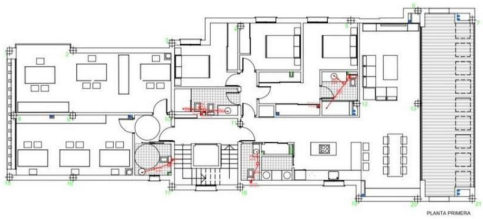

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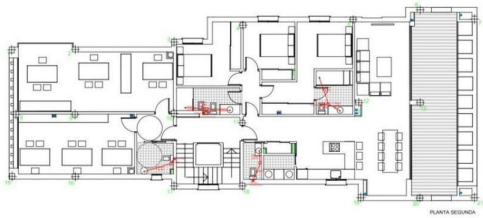

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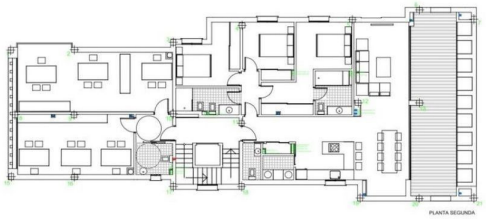
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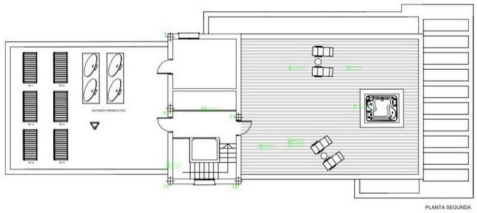
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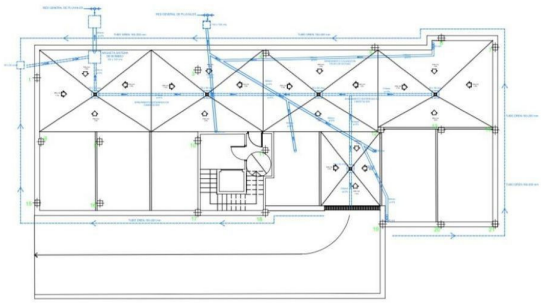
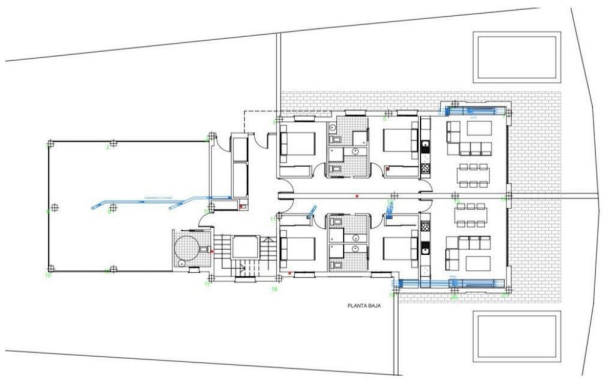


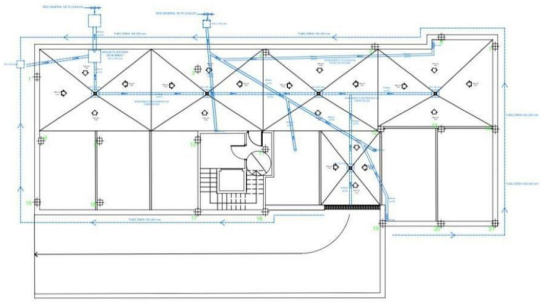

PLANTA BAJA

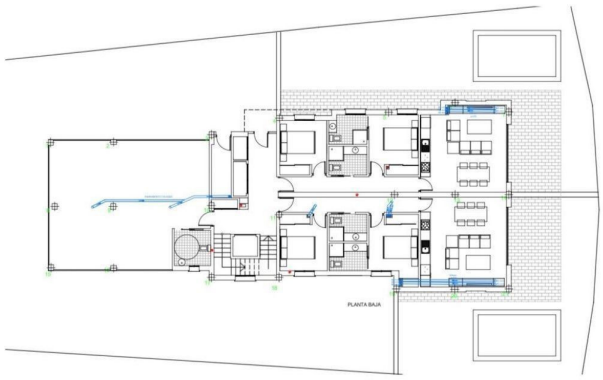
TOTAL PERMITIDO LOCALES : 840,6 m²
TOTAL CONSTRUIDO LOCALES : 239,05 m²

TOTAL PERMITIDO VIVIENDA: 560,40 m²
TOTAL CONSTRUIDO VIVIENDA: 560,40 m²

TOTAL PERMITIDO PROYECTO: 1401 m²
TOTAL CONSTRUIDO PROYECTO: 799.45 m²



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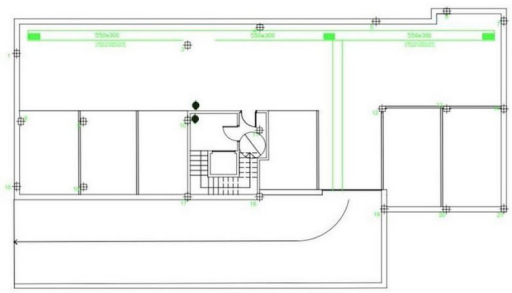

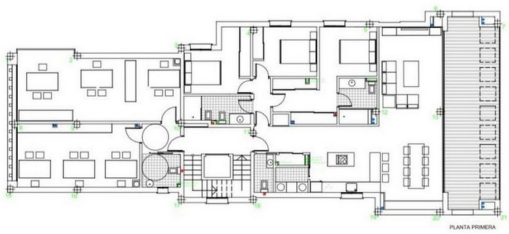
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