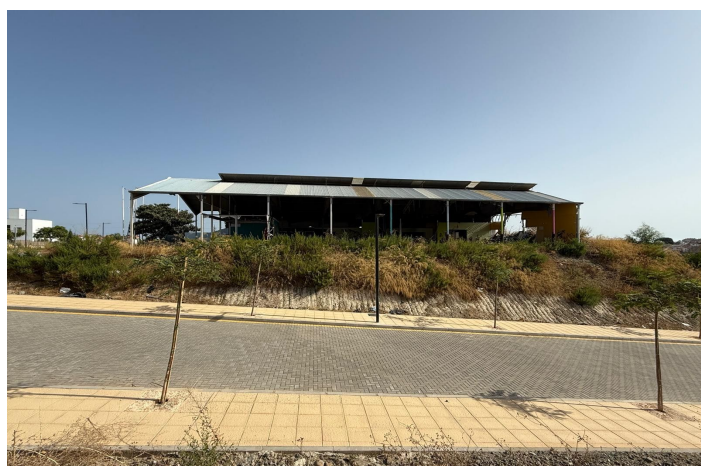




## Residential Plot for sale in Cancelada, Estepona

1,600,000 €

Reference: R5286616 Plot Size: 2,000m<sup>2</sup> Build Size: 1,127m<sup>2</sup>





## Costa del Sol, Cancelada

Please read full information! Commercial - Residential, urbanizable plot for investors located in the Cancelada area, close to numerous golf courses and the famous Villa Padierna hotel. Within walking distance of shops and restaurants, just a few minutes from the beach. Available for sale: approximately 1,290 m2 plot - 752 m2 buildable area at €1,600,000 - 6 APARTMENTS. Available for long-term lease: approximately 710 m2 for commercial use - 375 m2 buildable area, rental price upon request. Total buildability: 1,127.07 m2. Use: Residential / Commercial. Type: PM.

| ESTIMATED SURFACE AREA        | TABLE               | Buildable       | m2          | MAXIMUM            | BUILDABILITY |
|-------------------------------|---------------------|-----------------|-------------|--------------------|--------------|
| 1,127.07                      | GROUND              | LEVEL           |             |                    |              |
| RESIDENTIAL USE               | ground floor        | RESIDENTIAL USE | first floor | RESIDENTIAL USE    | second floor |
| PENTHOUSE (X 2)               | (X 2)               |                 |             |                    |              |
| (X 2)                         | 249.00              | 249.00          | 254.00      | COMMERCIAL USE     | GROUND FLOOR |
| 375.00                        | TOTAL ABOVE         | GROUND AREA     | 1,127.07    |                    |              |
| GROUND LEVEL (not computable) | RESIDENTIAL PARKING | use             | 500.00      | COMMERCIAL PARKING | use          |
| 400.00                        | TOTAL               |                 |             |                    |              |
| UNDERGROUND AREA              | 900.00              | SWIMMING POOL   | USE         | 75.00              |              |



## Features:

### Orientation

West

### Views

Sea Views

Mountain

### Setting

Close To Golf

Close To Shops

Close To Town

Close To Schools