



- PROPERTIES -

## Commercial Plot for sale in New Golden Mile, Estepona

## 2,750,000 €

**Reference:** R4713469 **Plot Size:** 4,410m<sup>2</sup> **Build Size:** 1,600m<sup>2</sup>















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## Costa del Sol, New Golden Mile

ATTENTION INVESTORS!!! COMMERCIAL PLOTS IN THE NEW GOLDEN MILE OF ESTEPONA!!! Situated in the well known "New Golden Mile" of Estepona, where luxury constructions make an impact by their presence. Situated just at the obligatory step of this new luxury constructions, only 10 minutes walking distance to the beach, restaurants, pharmacies, supermarkets and all kind of commerce in town. Its location is strategic for the construction of a residence for the elderly, supermarket, hotel and so on. The plot has a square and very flat shape, very sought after characteristics in this area. The plots are 2 combined where 2500m2 is rustic and 2000m2 is commercial in total. Possibility to build: Max 10m high 3 Floors (including basement) 0.4 % building coefficient 4412 m2 real 1600m2 maximum buildable area ADJOINING PLOT FOR SALE WITH VERY SIMILAR CHARACTERISTICS AND AT THE SAME PRICE. The plots are 2 combined where 2500m2 is rustic and 2000m2 is commercial in total Possibility to build: Max 10m high 3 Floors (including coefficient 4210 m2 real 1600m2 maximum buildable area 2 combined where 2500m2 is rustic and 2000m2 is commercial in total Passibility to build: Max 10m high 3 Floors (including coefficient 4210 m2 real 1600m2 maximum buildable area 2 combined where 2500m2 is rustic and 2000m2 is commercial in total Possibility to build: Max 10m high 3 Floors (including coefficient 4210 m2 real 1600m2 maximum buildable area 2 combined where 2500m2 is rustic and 2000m2 is commercial in total Possibility to build: Max 10m high 3 Floors (including coefficient 4210 m2 real 1600m2 maximum buildable area





## Features:

Features
Covered Terrace
Near Transport
Private Terrace
Ensuite Bathroom
Double Glazing
24 Hour Reception
Solarium
Gym
Sauna
Bar
Restaurant On Site
Car Hire Facility
Day Care
Near Mosque
Near Church
Basement
Fiber Optic
Access for people with reduced
mobility
Setting
Commercial Area
Close To Golf
Close To Sea
Close To Shops
Close To Town
Close To Schools
Town
Kitchen
Fully Fitted

Orientation South West South West Views Sea Mountain Panoramic Garden Urban

Condition Excellent

**Garden** Communal

Utilities Electricity Drinkable Water Photovoltaic solar panels Solar water heating **Furniture** Optional

Security **Gated Complex** 24 Hour Security Alarm System **Electric Blinds Entry Phone** Safe Category **Holiday Homes** Investment Bargain Beachfront Cheap Luxury Resale With Planning Permission Contemporary

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Parking Underground Garage Covered



