

Commercieel Percelen te koop in New Golden Mile,  
Estepona

2.750.000 €

Referentie: R4713469 Plotgrootte: 4.410m<sup>2</sup> Perceelgrootte: 1.600m<sup>2</sup>





## Costa del Sol, New Golden Mile

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ATTENTION INVESTORS!!!

COMMERCIAL PLOTS IN THE NEW GOLDEN MILE OF ESTEPONA!!!

Situated in the well known &quot;New Golden Mile&quot; 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 2500m<sup>2</sup> is rustic and 2000m<sup>2</sup> is commercial in total.

Possibility to build:

Max 10m high

3 Floors (including basement)

0.4 % building coefficient

4412 m<sup>2</sup> real

1600m<sup>2</sup> maximum buildable area

ADJOINING PLOT FOR SALE WITH VERY SIMILAR CHARACTERISTICS AND AT THE SAME PRICE.

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Possibility to build:

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3 Floors (including basement)

0.4 % building coefficient

4210 m<sup>2</sup> real

1600m<sup>2</sup> maximum buildable area

## Kenmerken:

### Extra's

Overdekt terras  
Nabij vervoer  
Privé Terras  
Ensuite badkamer  
Dubbele beglazing  
24-uurs receptie  
Zonnebank  
Sportschool  
Sauna  
Bar  
Restaurant op locatie  
Autoverhuur  
Kinderopvang  
Dicht bij moskee  
Buurt van een kerk  
Kelder  
Optische vezel  
Access for people with reduced mobility

### Ligging

Commerciele omgeving  
Dichtbij golfbaan  
Dichtbij zee  
Dicht bij winkels  
Dichtbij stad  
Dichtbij scholen  
Stad

### Keuken

Volledig ingerichte keuken

### Parkeergelegenheid

ondergrondse parkeergarage  
garage  
overdekte parkeerplaats

### Zonorientatie

South  
West  
South West Orientation

### Huidige Staat

Uitstekende conditie

### Tuin

gemeenschappelijke tuin

### Voorzieningen

Elektriciteit  
Drinkwater  
Fotovoltaïsche zonnepanelen  
Zonne-energie water verwarming

### Uitzicht

Zeezicht  
Mountain Bekeken  
Weids  
Garden Views  
Urban Bekeken

### Meubilering

optioneel Furniture

### Beveiliging

Omheind complex  
24 Hour Security  
Alarmsysteem  
Elektrische rolluiken  
Deurbel met intercom  
Kluis

### Categorie

Vakantiehuis  
Investering  
Koopje  
Aan zee  
Goedkoop  
Luxe  
Bestaande bouw  
Met Bouwvergunning  
Modern