



## Excellent plot of land with magnificent views



### Στοιχεία μεσίτη

|                   |                    |
|-------------------|--------------------|
| Όνομα:            | Ari Pestana        |
| Όνομα εταιρείας:  | THRONUS            |
| Χώρα:             | Portugal           |
| Experience since: |                    |
| Τύπος υπηρεσίας:  | Selling a Property |
| Specialties:      |                    |
| Property Type:    | Apartments         |
| Τηλέφωνο:         |                    |
| Languages:        | Portuguese         |
| Site:             |                    |

### Στοιχεία καταχώρησης

|              |             |
|--------------|-------------|
| Ακίνητο για: | Πώληση      |
| Τιμή:        | EUR 564,750 |

### Τοποθεσία

|                        |              |
|------------------------|--------------|
| Χώρα:                  | Portugal     |
| Νομός/Περιοχή/Επαρχία: | Madeira      |
| Πόλη:                  | Ponta do Sol |
| Δημοσιεύθηκε:          | 12/06/2025   |
| Περιγραφή:             |              |

Exceptional plot of land in Ponta do Sol, Madeira, with 3765 m<sup>2</sup> and immense potential. Boasting a magnificent view of the sea and surrounding landscape, this plot is ideal for construction due to its favorable topography and easy access. Comprising 3 articles, it is located in a dispersed building zone, allowing for up to 3 single-family homes or 6 semi-detached houses. Alternatively, it is suitable for a tourism development, capitalizing on the region's growing demand. The area is extremely peaceful, ensuring privacy and tranquility, making it a unique opportunity for investors or individuals seeking a special project in one of Madeira's most charming areas. Coordinates: 32.698013, -17.097176.

The constructions referred to in paragraphs b) and c) of number 1 of the previous article must respect the following construction parameters:

- a) Total construction area: 350 m<sup>2</sup>;
- b) Maximum construction area, for exclusively residential exclusively residential:
  - i) Detached single-family dwelling: 250 m<sup>2</sup>;
  - ii) Semi-detached dwellings: 350 m<sup>2</sup>;



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- c) Soil waterproofing index  
maximum: 60%;
  - d) Building height, maximum value: 11 m;
  - e) Façade height, maximum value: 7m;
  - f) Minimum side and back yards:  
3m;
  - g) Distance from the axis of the road, minimum: 6 m - REF: VSM009

## Κοινά

Μέγεθος αυλής: 3765 τ.μ

## Lease terms

Date Available:

## Contact information

IMLIX ID: VSM009

