



## Capital investment - speculative property, in a beautiful location in Berg near Dietramszell



### Στοιχεία μεσίτη

Όνομα:	ArKadia
Όνομα εταιρείας:	
Χώρα:	United Kingdom
Τηλέφωνο:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Στοιχεία καταχώρησης

Ακίνητο για:	Πώληση
Τιμή:	USD 645,139.06

### Τοποθεσία

Χώρα:	Germany
Νομός/Περιοχή/Επαρχία:	Bavaria
Ταχυδρομικός κωδικός:	83623
Δημοσιεύθηκε:	12/08/2025
Περιγραφή:	

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The plot on offer is located in Berg, a part of the Upper Bavarian municipality of Dietramszell in the district of Bad Tölz-Wolfratshausen.

Several plots are already parceled out directly next to the property. The plot is currently designated as grassland. However, the municipality is generally interested in developing more building land in the future.

Due to these circumstances, the plot could be acquired as a speculative plot, as a future rezoning for residential purposes is conceivable. The beautiful location with mountain views makes it attractive for potential investors looking for a long-term capital investment with value appreciation.

Type: Subjective building land

Purchase price: € 549,000

Plot: approx. 1,209 m<sup>2</sup>

Buildable after: no building land yet

Travel time nearest highway: 15 min

Travel time to Munich center: 30 min

Commission: 3.57% incl. VAT

Further information on specific request.



Berg is located around six kilometers north of Dietramszell. The municipality is located in the Bavarian Oberland region between Munich and Bad Tölz, bordered by the Isar to the west in the middle of the pre-Alpine moraine landscape.

All information is subject to change, non-binding, without guarantee and based exclusively on information provided to us by our client. We assume no liability for completeness, correctness and up-to-dateness.

We reserve the right to intermediate brokerage. If you are already familiar with the property we have listed, please let us know immediately.

Disclosure of this exposé to third parties without our consent may result in claims for damages.

We would like to point out that, in the event of success, our activity will result in a brokerage and / or brokerage commission.

In the case of a sale, the commission is currently 3.57% including 19% VAT of the notarized purchase price.

## Κοινά

Τελειωμένα τετραγωνικά 1209 τ.μ  
πόδια:

## Lease terms

Date Available:

## Επιπλέον πληροφορίες

Link: [http://www.arkadia.com/HOHM-T143/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/HOHM-T143/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: 10571

