

HOUSE WITH LAND IN CANIÇO DE BAIXO



Στοιχεία μεσίτη

Όνομα:	Sílvio Costa
Όνομα	Ellevar Properties
εταιρείας:	
Χώρα:	Portugal
Experience	
since:	
Τύπος	Selling a Property
υπηρεσίας:	
Specialties:	
Property Type:	Apartments
Τηλέφωνο:	
Languages:	English, Portuguese
Site:	https://www.elleva.pt

Στοιχεία καταχώρησης

Ακίνητο για:	Πώληση
Τιμή:	USD 652,969.21

Τοποθεσία

Χώρα:	Portugal
Νομός/Περιοχή/Επαρχία:	Madeira
Πόλη:	Santa Cruz
Διεύθυνση:	Caniço
Δημοσιεύθηκε:	23/10/2025
Περιγραφή:	

Take the opportunity now to make your investment, in one of the best areas to live, land index construction index Caniço de Baixo; maximum construction index 0.50 ;

- Maximum percentage of covered area 25%;
- Maximum percentage of waterproofed surface 50%
- In residential uses, each isolated construction unit or lot or parcel shall not cumulatively emerge from the ground exceeding 400 m² and a maximum building front of 20 m.

Being able to highlight the Land Opportunity to build 1 OR 2 HOUSES being able to build 2 floors +1, or for investment, in this excellent land with about 900 m².

To the east of Funchal, about 7 km away, is the village of Caniço, much sought after by German tourists. The village now has about 10,000 inhabitants.

Two other districts are Caniço de Baixo and Garajau, located directly on the coast. In Caniço de Baixo in particular, tourism has developed rapidly in recent years. At the end of the 60s there was only an old country house near the coast, the ruins of which can still be seen today. Because the land there was very barren and unusable as a landscape, the locals initially thought it was useless. In the nearby bay of the

Three Kings, only a few fishermen settled, who went out to fish towards the Desertas Islands. Today, Caniço de Baixo is Madeira's most popular holiday resort next to Funchal. Many Germans have built a holiday home here or settled permanently. There are many villas with beautiful manicured gardens, but hoteliers also discovered the beautiful location on the gently sloping hillside and built tourism.

Here there are also several bathing options: either on the rocky coast of the Lido Galomar or on the Lido Rocamar. While the former is public and can be reached by elevator (entrance), the Lido Rocamar is intended for hotel guests only. A small coarse pebble public beach, Reis Magos, can be found at the Hotel Oasis Atlantic.

In the district of Garajau there is a panoramic terrace, Ponta do Garajau, from where you have a wonderful view of Funchal. In 1927, a larger-than-life statue of Christ was erected here. Here there are also some shops and restaurants, as well as a small supermarket.

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- REF: 51A/2025

Κατασκευάστηκε: 1970

Κουνά

Κρεβατοκάμαρες:	3
Μπάνια:	2
Τελειωμένα τετραγωνικά πόδια:	900 τ.μ
Μέγεθος αυλής:	900 τ.μ

Lease terms

Date Available:

Contact information

IMLIX ID: 51A/2025

