



## Excellent plot of land with magnificent views



### Informazioni sull'Agente

Nome:	Ari Pestana
Nome della ditta:	THRONUS
Nazione:	Portugal
Experience since:	
Tipo di servizio:	Selling a Property
Specialties:	
Property Type:	Apartments
Telefono:	
Languages:	Portuguese
Sito web:	

### Dettagli dell'inserzione

Proprietà per:	Saldi
Prezzo:	EUR 564,750

#### Posizione

Nazione:	Portugal
Stato / Regione / Provincia:	Madeira
Città:	Ponta do Sol
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#### Descrizione:

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 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: VSm9191933

## **Comune**

Dimensione del lotto: 3765 mq

## **Lease terms**

Date Available:

## **Contact information**

IMLIX ID: VSm9191933

