



Strategic Property with 1.1 Million m² and Licensed Sand Reserve | Rincão, SP



Informazioni sull'Agente

Nome:	António Pereira
Nome della ditta:	ITHLUX
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:	USD 9,447,925.42

Posizione

Pubblicato: 19/05/2026

Descrizione:

High Performance Industrial and Agricultural Asset in the Interior of São Paulo

This property in Rincão represents a rare multifunctional investment opportunity in the market. In addition to the potential for traditional agricultural activity, the great differential of the asset lies in its very rich sand reserve, directed to supply civil construction in one of the fastest growing regions of the state.

Highlights and Potential of the Asset:

Double Aptitude Guaranteed: Ideal soil and relief for agricultural activity combined with a strategic mining area.

Legal and Operational Security: The property has a consolidated extraction history and all valid Environmental Licenses, allowing immediate commercial exploration of the sand deposit.

Water Resources and Energy: Water supply guaranteed by its own well and a stream that crosses the property, in addition to a fully structured electricity network.

Operational Infrastructure: Composed of a main house, house for employees (caretaker), shed for storage of inputs and machinery, and complete mango tree for cattle management.



Location and Surroundings

Located in the municipality of Rincão, in a geographical point of very high economic relevance.

Civil Construction Hub: Strategic location and close to major consumer centers and industrial centers of reference, such as São Carlos, Araraquara and Ribeirão Preto.

Commercial Demand: Inserted in a region with a constant need for aggregates and raw materials for large infrastructure and real estate works.

Transportation and Access

Heavy Logistics: The site offers excellent access for large trucks and trailers, a crucial factor for the quick and low-cost flow of extracted sand and agricultural production.

Road Network: Close to duplicate highways that quickly connect the municipality to the main logistics axes of the state of São Paulo. - REF: ITH4354

Nuovo: No

Comune

Camere da letto: 2

Bagni: 2

Lease terms

Date Available:

Contact information

IMLIX ID: ITH4354

