



## Plot for sale with project in LLUCMAJOR



### Informazioni sull'Agente

Nome: ArKadia  
Nome della ditta:  
Nazione: United Kingdom  
Telefono:  
Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Dettagli dell'inserzione

Proprietà per: Saldi  
Prezzo: USD 288,864.74

### Posizione

Nazione: Spain  
Stato / Regione / Provincia: Balearic Islands  
Città: Llucmajor  
Pubblicato: 04/08/2026

### Descrizione:

Urban plot for sale with a multi-family project in Llucmajor, with an area of 184 m<sup>2</sup>

The project was presented 11 months ago in Llucmajor urban planning and the corresponding fees have already been paid.

The design includes two single-family homes, distributed on the ground floor and ground floor, connected by lift and internal staircase

### Project Layout:

- Project for two independent houses
- Building on ground floor + ground floor
- Communication by lift and internal staircase
- Includes private garage

### Surfaces:

- Surface area: 186.63 m<sup>2</sup>
- Total built area: 259.20 m<sup>2</sup>
- Ground floor built: 149.24 m<sup>2</sup>
- First floor built: 110.50 m<sup>2</sup>
- Ground floor flat: 87.82 m<sup>2</sup> useful
- First floor flat: 86.46 m<sup>2</sup> useful



---

-Garage: 24.39 m<sup>2</sup> useful

-Ground floor distributed in 2 bedrooms of 12.32 m<sup>2</sup> each, living room of 20.02 m<sup>2</sup>, dining room of 10.43 m<sup>2</sup>, kitchen of 11.99 m<sup>2</sup>, 1 bathroom, 1 toilet, laundry room, interior patio of 16.34 m<sup>2</sup>, rear garden of 20.28 m<sup>2</sup> and private garage

-First floor distributed in 2 bedrooms (13.26 m<sup>2</sup> and 13.83 m<sup>2</sup>), one en suite, 2 bathrooms, living room of 13.87 m<sup>2</sup>, kitchen-dining room of 20.17 m<sup>2</sup>, utility room, main terrace of 22.84 m<sup>2</sup> and second terrace/balcony of 7.73 m<sup>2</sup>

-Total project: 4 bedrooms, 3 full bathrooms, 1 toilet and 1 garage

## Highlights:

- 189 m<sup>2</sup> cadastral (184 m<sup>2</sup> deeded)
- Total built area: 259.20 m<sup>2</sup>
- Ground floor built: 149.24 m<sup>2</sup>
- First floor built: 110.50 m<sup>2</sup>
- Ground floor flat: 87.82 m<sup>2</sup> useful + garage of 24.39 m<sup>2</sup>
- First floor flat: 86.46 m<sup>2</sup> useful
- Project in advanced process in urban planning in Lluçmajor
- Two independent homes with access by lift and staircase
- Net buildable area: 1.39 m<sup>2</sup>/m<sup>2</sup>
- Permitted height: ground floor + 1 (6.05 m)
- Plot on main street, a few meters from the bus station and supermarket
- Fast exit to the motorway towards Palma and Manacor
- Rear part with municipal green area, without the possibility of construction and with the option of direct access to the park
- Ideal for investors or builders looking for a project with administrative progress

## Expenses and conditions:

- Solar price: 250.000 €
- Estimated construction cost: 180.000 €
- IBI: approx. 200 €/year
- Garbage: 246 €/year
- Project in final administrative phase
- Available for immediate sale

## Location:

- Lluçmajor, consolidated urban area
- Close to public transport and supermarket
- Quick access to Palma / Manacor motorway

#ref:48889



---

## Comune

Finito piedi quadrati: 198.67 mq

Dimensione del lotto: 184 mq

## Lease terms

Date Available:

## Informazioni aggiuntive

URL del sito: [http://www.arkadia.com/URZF-T199/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/URZF-T199/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: 48889

