



Land-Plot for sale in Sousse Tunisia

Agent Info

Naam:	ArKadia
Bedrijfsnaam:	
Mistlampen:	United Kingdom
Telefoon:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Advertentie details

Vastgoed voor:	Koop
Prijs:	EUR 361,434

Locatie

Aanbevolen Auto Onderdelen:	Tunisia
Geplaatst:	20-02-2026
Omschrijving:	

EXCEPTIONAL OPPORTUNITY 3 FRONTAGE PLOT TECHNICAL SPECIFICATIONS

Surface area 1 108 m2 land title
Rare configuration 3 facades corner of the rear plot
Regulatory zoning UBa buildable R 2
Footprint 60% permitted 665 m2
Total buildable area approximately 2 000 m2
Clean land title with no encumbrances
MAJOR STRENGTHS OF THE FIELD
Strategic location in the Bouhsina residential area
Three facades optimal light all day long
Reusable existing basement foundations
Fully serviced water electricity sanitation
Quiet and safe neighborhood without disturbances
Ideal for a luxury villa or small residential building

A PRIME ENVIRONMENT

Public transport 100m away
Schools within 800m 1.5km
Supermarket and shops 600m away
Medical facilities 800m away
Beaches of Sousse 4km away
City center 3km away 5 minutes
A1 motorway 2.5km away quick access
International airport 18km away 20 minutes



PRICE INFORMATION

Advertised price 620 000 dinars
Price per m2 560 dinars very competitive for the area
Price negotiable depending on buyer profile
Agency fees to be paid by the seller
Available immediately

IDEAL PROJECT FOR

Construction of high end detached villas
Small residential development 6 to 8 units
Wealth investment in the premium Sousse area
Villa with professional space office study
Technical file available
Cadastral plan and boundary marking completed
Planning certificate currently being obtained
Network connections confirmed
A possible architectural feasibility study
High resolution aerial photos
360 virtual tour available upon request

ECONOMIC ADVANTAGES

Recoverable foundations savings of 50 000 to 70 000 dinars
No infrastructure development fees already completed
Desired area guaranteed medium term capital gains
Favorable taxation of building land

SEARCH KEYWORDS

Land in Sousse Building plot in Bouhsina Three sided plot Corner plot in Sousse 1000m plot Villa plot in Sousse R2 plot Land in Sousse Serviced plot Residential plot Building plot Investment plot in Sousse Developer plot Land title in Sousse

AVAILABLE VISUALS

High definition professional photos
Aerial drone footage
Geographical location map
Cadastral map with dimensions
Villa layout simulation possible

ADDITIONAL INFORMATION

Sector Bouhsina Sousse Governorate
Property type Building plot
Exact area 1 108 square meters
Building height Ground floor 2 stories
Load factor 0.60
Legal status Individual land title
Current status Vacant
Access 12m wide paved road

KEY LOCATION POINTS

The Bouhsina sector is undergoing rapid development.
A sought after upper middle class neighborhood



Close to all amenities
Preserved residential living environment
Constant land value appreciation 5% per year
Sustained rental purchase demand
Ad updated regularly
Reference to mention when requesting information
Quick response to all serious inquiries
Visits possible by appointment 7 days a week

Algemeen

Afgewerkte vierkante meter: 1108 m²

Lease terms

Date Available:

Additionele informatie

Website URL: http://www.arkadia.com/GSAZ-T110587/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID: tn62082579

