



## Tourist Investment - Herdade in Setúbal



### Agent Info

Name: ArKadia  
Company Name:  
Country: United Kingdom  
Phone:  
Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Listing details

Property for: Sale  
Price: EUR 8,500,000

### Location

Country: Portugal  
State/Region/Province: District of Setúbal  
City: Setúbal  
Posted: Sep 15, 2023  
Description:  
Tourist Investment - Herdade in Setúbal

The Herdade is located on the Setúbal Peninsula, inserted in the Sado Estuary Nature Reserve, 50 Km from the center of Lisbon (about 30 minutes). It has good accessibility.

The property consists of two autonomous rustic buildings, with a total area of 143.67 ha.

By the PDM of 1994, still in force, the Planning Plan of the larger building, has two large areas, the Agricultural and Forestry Space with about 56.5 ha and the Industrial Space with about 22 ha, there is also a Housing Space with about 5 ha, an Extractive Industry Space with about 4.5 ha and a Green Space of Protection with about 1 ha.

The smaller building has an Agricultural and Forestry Space with about 24.5 ha, a Housing Space with about 17 ha, an Equipment and Services Space of 7 ha, a consolidated Urban Space of about 2 ha and a Green Protection Space of about 4.2 ha.

By the new PDM, which is not yet in force, the Estate constitutes an Operational Unit of Planning and Management, also framed as Area of Specific Vocation AVE5 - of tourist use. In these assumptions and objectives, are the reclassification of part of the rustic soil to urban soil, for tourist uses.

The priority objective is the sale of the company that owns this property, and the intended value is €8.5 million.



The information described is not binding. You should consult the documentation of the property.

Energy Rating: Exempt

#ref:mi15053

## **Common**

Finished sq. ft.:

1430000.67 sq m

## **Lease terms**

Date Available:

## **Additional information**

Website URL:

[http://www.arkadia.com/YWKA-T1237/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/YWKA-T1237/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Contact information**

IMLIX ID:

mi15053

