



## Commercial property in Jelgavas district for sale 395.000€



### Agent Info

Name:	REALAT Ltd
Company Name:	
Country:	Latvia
Experience since:	2009
Service Type:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Phone:	+371 (67) 210-010
Languages:	Latvian
Website:	<a href="https://www.realat.lv">https://www.realat.lv</a>

### Listing details

Property for:	Sale
Price:	USD 462,139.25

### Location

Country:	Latvia
State/Region/Province:	Jelgavas novads
Address:	Garozas, 100a
ZIP code:	3249
Posted:	May 23, 2025

### Description:

A land plot with an extensive shoreline along the picturesque Lielupe River. The total area is 17.26 hectares, with the majority suitable for development. A planned canal runs through the property, offering the possibility of creating a private water access point. The plot is also partially crossed by a high-voltage power line.

Thanks to its location and natural features, the site is ideal for a water recreation complex, camping area, equestrian facility, or residential development.

Situated within the city limits, the property benefits from convenient access and excellent transport connectivity: only 2 km to the center of Jelgava, approximately 40 km to Riga, and close to the A8 highway. All city utilities — electricity, water, sewage, and gas — are available on Garozas Street, right at the border of the plot.

Adjacent land plots are also available for sale: Garozas iela 100B, as well as Garozas iela 100D, which offers additional opportunities for large-scale construction and project development. On the opposite side of the road, land plots designated for commercial development are also available.

For more information, please call.



## **Common**

Finished sq. ft.: 172612 sq m

## **Lease terms**

Date Available:

## **Contact information**

IMLIX ID: IX6.982.119

