



## Building land in Mohammadia, Morocco



### 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: USD 2,171,960.24

#### Location

Country: Morocco  
 ZIP code: 28013  
 Posted: Jul 10, 2025

#### Description:

Located in Mohammadia.

A 1,250 sqm canvas in coastal Mohammadia (Mohammedia)

In a city prized for its easy rhythm and Atlantic outlook, this 1,250 sqm parcel of building land offers a rare blank canvas to create precisely the home—or small-scale scheme—you have in mind. Set within Mohammadia (commonly known as Mohammedia) in Morocco, postcode 28013, the plot balances urban convenience with the relaxed coastal lifestyle that draws residents and weekenders to this part of the country. Whether your ambition is a single statement villa with generous outdoor space, a pair of family homes, or a thoughtfully designed boutique residence, the scale here provides meaningful options, subject to local planning consents.

#### Space that adapts to your vision

What makes this site compelling is its proportion. At approximately 1,250 sqm, there is scope to prioritise the things that matter most to contemporary living—light, privacy, and functional outdoor areas—without compromise. A single-storey or low-rise home could be set back for calm and discretion, with room left over for landscaped gardens, shaded terraces, a pool, and secure on-plot parking; equally, a two-villa arrangement could allow multi-generational living or a home-and-guest-house concept that supports visiting family and friends. As this is building land (bedrooms currently 0), you determine the number of bedrooms, study spaces, and leisure areas needed for daily life and work-from-home routines.

#### Location that works day to day

Mohammedia sits neatly between Casablanca and Rabat, giving residents a choice of employment, education, and culture within practical reach while keeping daily life pleasantly manageable. The city is



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known for its green spaces and beaches, and the lifestyle here remains grounded: morning coffee from a local café, a short drive to shops and services, and evening walks along the shoreline when the air cools. For families, the ability to craft a home near schools and sports facilities can be transformative; for professionals, the chance to design a quiet workspace and still be connected to major routes is equally valuable. The approximate coordinates 33.70491 N, -7.39211 W help place the plot within the wider urban fabric; exact address details can be provided on request.

### Designed around how you live

Because nothing is pre-determined, the site supports a wide range of outcomes—each shaped by how you prefer to live and host.

- Create a primary residence with generous gardens for outdoor dining, play, and quiet reading in the shade.
- Plan a guest wing or independent annexe so friends, older children, or visiting relatives can stay comfortably and privately.
- Set aside a dedicated office or studio to make working from home productive without giving up family space.

Developers will also recognise the appeal of a clear brief and a plot that invites quality rather than scale for scale's sake. A well-proportioned development plot in Mohammedia can answer local demand for high-comfort homes close to coast and city services, subject to the necessary permissions and infrastructure checks.

### Practical considerations

The property is offered as building land for sale in Mohammadia, Morocco, measured at approximately 1,250 sqm (sqm unit). As with any land acquisition, buyers should satisfy themselves as to planning status, permitted uses, access arrangements, and the availability of utilities and services. The surrounding character of Mohammedia blends traditional Moroccan forms with contemporary builds, giving you latitude to design something that feels at home yet distinct. The provided imagery offers a sense of scale and setting; further details, reports, and site visits can be coordinated to support your due diligence. Reference: 82948854 (UID: 82948854).

### Price & availability

Offered at MAD 20,000,000 (approximately USD 2,219,460 based on the figure provided), for sale as a 1,250 sqm parcel of building land in Mohammadia/Mohammedia.

In a market where ready-made homes often involve compromise, this plot stands out for the clarity of what it provides: land, location, and the freedom to create a home that answers your brief precisely. For a private buyer envisioning a serene coastal base, or an investor shaping a sensitive, well-proportioned scheme, the combination of scale, city convenience, and coastal lifestyle makes a compelling case—today and for the years ahead.

### Common

Finished sq. ft.: 1250 sq m



## **Lease terms**

Date Available:

## **Additional information**

Website URL: [http://www.arkadia.com/MGPD-T10801/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/MGPD-T10801/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Contact information**

IMLIX ID: 82948854

