



## Development Land with Approved Building Permit and Project in Constanta, Romania | 100% Development Potential



### 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 12,346,515.66

### Location

Country:	Romania
State/Region/Province:	Constanta
City:	Constanța
Posted:	Jun 17, 2026
Description:	Located in Constanta.

### Development Land with Approved Building Permit and Project in Constanta, Romania | 100% Development Potential

An outstanding investment opportunity in Constanta, one of Romania's most important economic, commercial, and tourism hubs, strategically located on the Black Sea coast.

The property consists of an 8,849 sqm development site with approved planning and building documentation for a large-scale mixed-use residential project.

#### Urban Planning Parameters:

Land area: 8849 sqm



Maximum site coverage (POT): 60%

Maximum Floor Area Ratio (FAR/CUT): 3.60

Maximum approved building height: 45 m

Approved Development Project

The approved documentation allows for the development of a modern residential complex comprising:

193 residential units

Ground-floor retail and commercial spaces

SPA and wellness center

Swimming pool

Terraces and leisure areas

Landscaped green spaces

321 underground and surface parking spaces

Development Potential

The approved project includes the construction of a landmark mixed-use residential building featuring:

2 underground levels + Ground Floor + up to 11 upper floors with setback levels, designed for residential and commercial use.

The project offers significant development potential in one of the most desirable residential and tourism destinations on Romania's Black Sea coastline.

Why This Investment?

Prime location in Constanta, Romania's largest Black Sea city and main seaport

Strong and growing demand for residential properties and holiday apartments

Approved development documentation in place



Reduced time to project commencement

Suitable for residential developers, investment funds, and international investors

Excellent exposure to the Romanian and Black Sea real estate markets

Attractive long-term capital appreciation potential

Opportunity to deliver a large-scale mixed-use residential community in a rapidly developing urban area

## **Lease terms**

Date Available:

## **Additional information**

Website URL: [http://www.arkadia.com/MGPD-T18318/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/MGPD-T18318/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Contact information**

IMLIX ID: 23180

