

Reference: **DRB005**

Property type: Land Parcela Urbana

Sale/rent: For sale

Price: **300.000 €**

Condition:



Town: Marbella

Province: Málaga

Postal code: 29604

Zone: El Rosario

ESCALA DE LA CALIFICACIÓN ENERGÉTICA	Consumo de energía kWh/m ² año	Emisiones kgCO ₂ /m ² año
A más eficiente		
B		
C		
D		
E		
F		
G menos eficiente		
		In process

Sqm built: 1850

Description:

Plot of land for sale located in El Rosario Urbanization, Marbella, province of Malaga. Plot classified as Unconsolidated Ordered Urban Land included in the PA-AL-5 Action Polygon according to the PGOU. Overall use: Residential. Part of the plot is classified as a Mediterranean Town Zone PM-3, 1,621 m² where around 810.50 m² can be built, to be distributed in 10 homes, and the other is classified as an Exempt Single-Family Zone UE-4, 260 m². This part is not buildable, as it does not meet the minimum plot surface area. It would be necessary to sell it to the adjacent owner, who corresponds to 78 m². The City Council is processing a new PGM a.i, in 04/23, and a new POU whose progress has been approved in 01/24, these classify the land as consolidated urban. The plot is therefore considered a plot of land and building permits are granted. The OOUU were completed with the execution of sanitation improvements, this generated charges that some plots have not assumed, these should be paid prior to granting the L.O. Communications are through the AP-7, A-7 and E-15 road accesses. The area has various facilities, golf course, gas station, restaurants, school, supermarket, beach, etc. With our services you can learn about the real possibilities of this land and assess your investment possibilities.