



PLOT WITH

📍 Costalita

REF# R4728133 – 2.290.000€



Beds



Baths



2464 m²
Built



1232 m²
Plot

COMMERCIAL PLOT FOR SALE IN ESTEPONA

UBICATION:

The plot is located on the corner of Playa del Sol Avenue with Calle de la Luna, adjacent to the Sun Beach, Estepona (Malaga).

ACCESS:

The plot is accessed from the existing service lane at the CN-340 (A-7), at Km 165.1 towards Estepona – Marbella. For those who travel in the sense Marbella – Estepona, the access is made from a change of

sense to 300 meters of the plot, on the bridge of Cancelada. In addition, there is a pedestrian bridge direct to the plot over the CN-340 and a bus stop a few meters away.

DESCRIPTION OF UEN-E4A PARCELA "CHALES OF SOL NORTE":

The soil has a commercial use (C3) with the following parameters:

Maximum building: 1m2t/m2s.

Maximum occupancy of the plot: 100%.

Maximum number of plants: 2.

Maximum height allowed: 7.5 meters.

Table of surfaces:

Initial area of the execution unit: 3,080.00 m2.

Cessions made of soil for use and public domain:

Green area: 510.12 m2.

Road network: 1,337.88 m2.

Use floor and private domain:

Commercial equipment: 1,232,00 m2.

Building:

Ground floor: 1,232,00m2.

Semi-basement: 1,232,00 m2. Uses: parking, storage, and other different uses depending on the activity and constructive details.

Parking:

In the road network: 38 places.

On the semi-basement floor: up to 56 places, making a total of 94 parking spaces.

They are now definitively approved:

Redelimitation of Implementation Units.

Detail Studio.

Urbanization Project.

Reparing Project.



