

Land in Benahavís

Reference: R2500298



Bedrooms: by request

Bathrooms: by request

M²: 3,473

Price: 990,000 €

Status: Sale

Property Type: Land

Parking places: by request

Printing day : 19th May 2024





Overview: Frontline golf building plot for a villa in a very luxurious golf urbanisation of Benahavís, only 3 km from the sea and 10 minutes' drive to Puerto Banús, Marbella. This great South-West facing plot is located right in front of a beautiful and mature golf course, in a high quality villa urbanisation, surrounded by further golf courses, such as Guadalmina Alta, Guadalmina Baja, Atalaya, El Paraíso, Los Flamings, Capanes, Los Arqueros only 5 minutes' drive away. The famous harbour of Marbella, Puerto Banus, you can reach in 10 minutes' drive. All necessary amenities, commercial centres, supermarkets, etc., are much nearer. On its 3473 m² you can build a villa of up to 30 % occupation on the ground floor, yet the total buildability is of 793 m², with a maximum height of 7 metres and two floors. The property is held in a company name which is why it would pay 21 % VAT instead of transfer tax. Building Plot, Urbanization, Facing: Southwest. This plot has a total surface of 3.473 m², yet only 2.333,50m² at the moment in the Land Registry. The lawyer of the vendor is dealing with the paperwork to get all m² registered. The buildable size is calculated on the m² that appear in the Land Registry now. When the full size is registered, there will be more buildability. Views: Coastal, Excellent, Golf, Mountains, Sea. Features 5-10 minutes to Golf Course, Close to all Amenities, Conveniently Situated for Golf, Frontline Golf. Local tax (IBI) plot: approx. 578 EUR/year, Community fees plot: approx. 136 EUR/month.

Features:

Sea views, Mountain views, Golf