

## MIJAS



bedrooms

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bathrooms

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plot m<sup>2</sup>

**6,236**

## LAND IN MIJAS

Prime Development Plot in Las Lomas de Mijas – Opportunity to Build 7 Independent Villas Urban development study available for this exceptional plot located in the sought-after area of Las Lomas de Mijas. Total plot size: 6,236 m<sup>2</sup> Zoning: AIS-4 According to current planning regulations: • Minimum plot size: 800 m<sup>2</sup> • Minimum frontage: 10 m • Buildability: 0.25 m<sup>2</sup>/m<sup>2</sup> • Maximum occupancy: 25% • Maximum height: Ground floor + 1 (7 m) • Minimum boundary setback: 3 m • Parking requirement: 2 spaces per dwelling Development Potential Based on the minimum plot size (800 m<sup>2</sup>), the land can be subdivided into 7 individual plots, each suitable for a detached villa. With a buildability of 0.25 m<sup>2</sup>/m<sup>2</sup>, a total of 1,559 m<sup>2</sup> of buildable area (roofed area) can be constructed, equivalent to approximately 222.71 m<sup>2</sup> per villa (if 7 villas are built). In addition, non-computable areas (such as ...

community

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garbage

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ibi

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price

**2,495,000 €**

