





## Land for sale in Capdepera, Mallorca


300,000€



Urban plot in Cala Ratjada, The plot is located 5 minutes walk to the center and to the promenade where you can enjoy a wide variety of restaurants with spectacular views of the sea. The plot is located on a corner lot on a secondary street closed off by a wall and has water but not electricity, although the electrical connection is at street level. The buildability of the plot is as follows: The minimum area of the plot is 200 m<sup>2</sup>. Minimum facade of 10 meters. 70%/100% occupancy. Maximum volume on land of 8.4/12 m<sup>3</sup>/m<sup>2</sup>. Maximum volume under ground of 2.8/4 m<sup>3</sup>/m<sup>2</sup>. The maximum buildable height is 12 meters, comprised of: Basement + ground floor + 3 floors Continuous building. Intensity index, 1 a house every 50 m<sup>2</sup> of land. The use of the construction could be: Single-family housing 6 apartments, hotel, restaurant, commercial, social assistance, religious practice, sports and administrative. This land is ideal for small investors. Not including the corresponding taxes of the sale, nor expenses of the property registry and notary. We are a construction company! For any question or clarification, do not hesitate to contact us.

 0 bedrooms  
 301m<sup>2</sup> Plot size  
 Corner

 0 bathrooms  
 Storeroom  
 X

 14m<sup>2</sup> Build size  
 Water