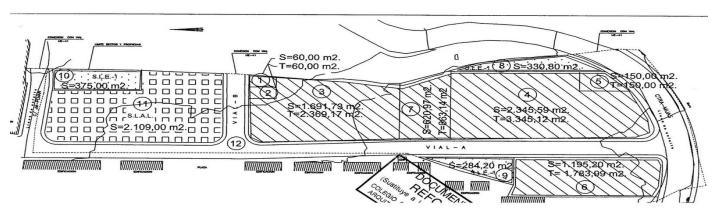
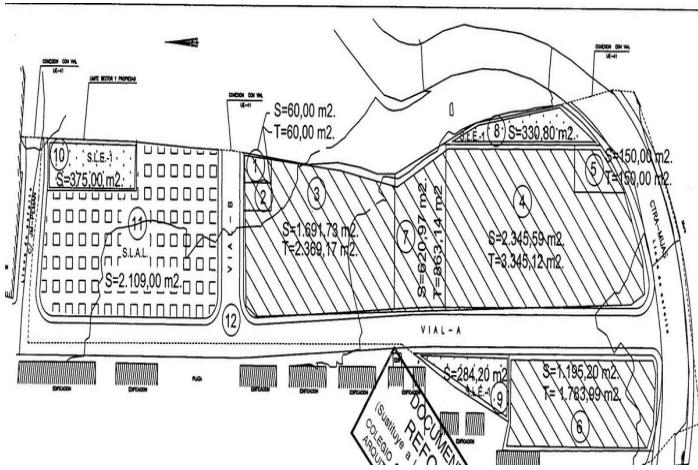




## Residential Plot for sale in Coín, Coín

**700,000 €**

Reference: R5226715 Plot Size: 1,195m<sup>2</sup> Build Size: 2,979m<sup>2</sup>





## Valle del Guadalhorce, Coín

COIN, MÁLAGA... INVESTORS AND BUILDERS ATTENTION! Large plot of land located in the town of Coín. To be built: The building will have a ground floor (intended for commercial premises), first, second, third floors, and a penthouse level (Ground Floor + 1st + 2nd + 3rd + Penthouse), with a total of 22 apartments plus commercial premises on the ground floor. This area is part of the expansion of the Coín municipal district, experiencing significant and fruitful development. It is very well connected to the entrances and exits to Málaga, Cártama, Alhaurín de la Torre, Ojén, and Marbella, approximately 23 km away. Two buildings have already been constructed, and this plot corresponds to the third building. It comprises 1,195.20 m<sup>2</sup> of land and is zoned as urban land with final approval from the Coín Town Hall. The corresponding Special Plan, Land Redistribution Project, and Urbanization Project have been prepared and finalized. All expenses, fees, and investment taxes related to the Urbanization Plan have been fully paid to date. It has a buildable area above ground of 1,783.99 m<sup>2</sup> and a basement level of 1,195.20 m<sup>2</sup> designated for parking and storage. The building comprises a ground floor (for commercial premises), first, second, third, and penthouse levels (Ground Floor + 1st + 2nd + 3rd + Penthouses), with a total of 22 apartments plus commercial premises on the ground floor. Plans identifying the planned properties are attached; the project has been approved and has a Municipal Building Permit. The land is free of any liens or encumbrances. This price includes the municipal building permit, fees for the basic and detailed design, and other Urbanization expenses. We are open to offers. It is also possible to consider a sale including an exchange, for example, of 30%, so that the investor would pay a significantly lower price and contribute some homes with their corresponding parking spaces to the sellers.



## Features:

**Features**

Lift  
Near Transport

**Views**

Panoramic  
Urban

**Setting**

Commercial Area  
Close To Shops  
Close To Town  
Close To Schools  
Town  
Mountain Pueblo

**Condition**

Excellent  
Investment  
Off Plan  
Resale

**Parking**

Underground  
Covered

**Utilities**

Electricity  
Drinkable Water

**Category**