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Land in Mijas Costa

Reference: R3176632



Bedrooms: by request

Bathrooms: by request

M² Build size: 9,428

Price: 2,140,000 €

Status: Sale

Property Type: Land

Parking places: by request

M² Plot Size: 6,900









Overview:

Luxury Realty proudly presents a rare and exceptional investment opportunity in the highly sought-after Mijas Jardín / La Sierrezuela area of Mijas Costa, Southern Spain. This direct urban plot of land, fully prepared for immediate development, offers an unparalleled chance to construct 36 modern, open-plan townhouses in one of the most desirable locations on the Costa del Sol. For discerning investors and developers, this represents a seamless pathway to capitalize on the region's booming real estate market, with all preliminary planning and design work meticulously handled.

Unrivaled Location: Mijas Jardín / La Sierrezuela

Nestled within the picturesque and vibrant landscape of Mijas Costa, the specific location of Mijas Jardín / La Sierrezuela is synonymous with tranquil residential living, yet offers superb connectivity to all amenities. Mijas Costa, a jewel of Southern Spain, boasts an enviable Mediterranean climate, breathtaking coastal views, and an abundance of world-class golf courses, pristine beaches, and charming Andalusian villages. Residents and holidaymakers alike are drawn to its unique blend of traditional charm and modern convenience. This plot benefits from easy access to major transport links, including Málaga Airport, ensuring strong appeal to both local and international buyers seeking quality housing in a prime setting.

A Seamless Development Opportunity

This is not merely land; it is a meticulously prepared development package. Classified as direct urban land (suelo urbano directo), the plot is "ready to build," eliminating many of the typical complexities and delays associated with new developments. All necessary planning, including the crucial ADS-2 designation, is firmly in place. This advanced stage of regulatory approval significantly de-risks the investment, providing a clear and expedited path to construction. Developers can proceed with confidence, knowing the groundwork has been thoroughly laid, allowing for a swift transition from acquisition to groundbreaking.

The Vision: Modern Luxury Townhouses

The potential for this site is immense, with a meticulously crafted "Proyecto Básico" already included for the construction of 36 contemporary, open-plan townhouses. This design vision caters directly to the current market demand for stylish, functional, and energy-efficient homes that embrace the modern Mediterranean lifestyle. These townhouses are envisioned to feature spacious interiors, abundant natural light, and layouts optimized for comfort and luxury, appealing to families, expatriates, and holiday rental investors. The architectural foresight embodied in the Proyecto Básico ensures that the final development will stand out in the competitive Mijas Costa property market.

The generous plot size of 6,307 m² provides ample space for this ambitious project. With a highly favorable buildable area ratio of 0.85 m² per 1 m² of land, the total permissible building amount reaches an impressive 5,473 m². This robust buildable volume, combined with a minimum plot size of 150 m² for each unit, allows for well-proportioned homes with private outdoor spaces, enhancing their desirability and market value. Such specifications maximize the return on investment by enabling efficient use of the land while delivering premium living spaces.

Expedited Path to Market

One of the most significant advantages of this offering is the advanced status of the building license. An application for the building license has already been submitted to the Mijas Town Hall. This critical step drastically reduces the typical waiting periods and administrative burdens faced by new developments. The "Proyecto Básico" further streamlines the process by providing a pre-approved architectural and engineering framework, ensuring compliance with local regulations and speeding up subsequent detailed design phases. This accelerated timeline means developers can move from purchase to construction commencement with unprecedented efficiency, minimizing holding costs and accelerating revenue generation.

Unlocking Mijas Costa's Investment Potential

Mijas Costa remains a hotspot for real estate investment, driven by consistent international demand for quality properties, robust tourism, and a high quality of life. The market for modern, well-designed townhouses is particularly strong, offering excellent prospects for capital appreciation and lucrative rental yields. A development of 36 contemporary homes in a prime location like Mijas Jardín / La Sierrezuela is perfectly positioned to capture this demand. Investors can expect to benefit from a thriving market, a steady stream of potential buyers or renters, and the enduring appeal of Southern Spain.

Secure Your Vision with Luxury Realty

This is more than just land; it is a complete, de-risked development package, poised for success in one of Europe's most desirable locations. Luxury Realty invites serious investors and developers to explore this unparalleled opportunity. Our deep understanding of the Mijas Costa market and expertise in high-value real estate transactions ensures a smooth and confidential acquisition process. Partner with us to transform this prime urban plot into a landmark residential community, delivering substantial returns and leaving a lasting legacy of quality in Southern Spain.

Do not miss this chance to acquire a fully primed development site in Mijas Jardín / La Sierrezuela, Mijas Costa. With all planning in place, a comprehensive basic project included, and the building license already applied for, this offering represents a truly exceptional and efficient route to a successful luxury residential development in Southern Spain.

Features:

Sea views, Mountain views, Investment