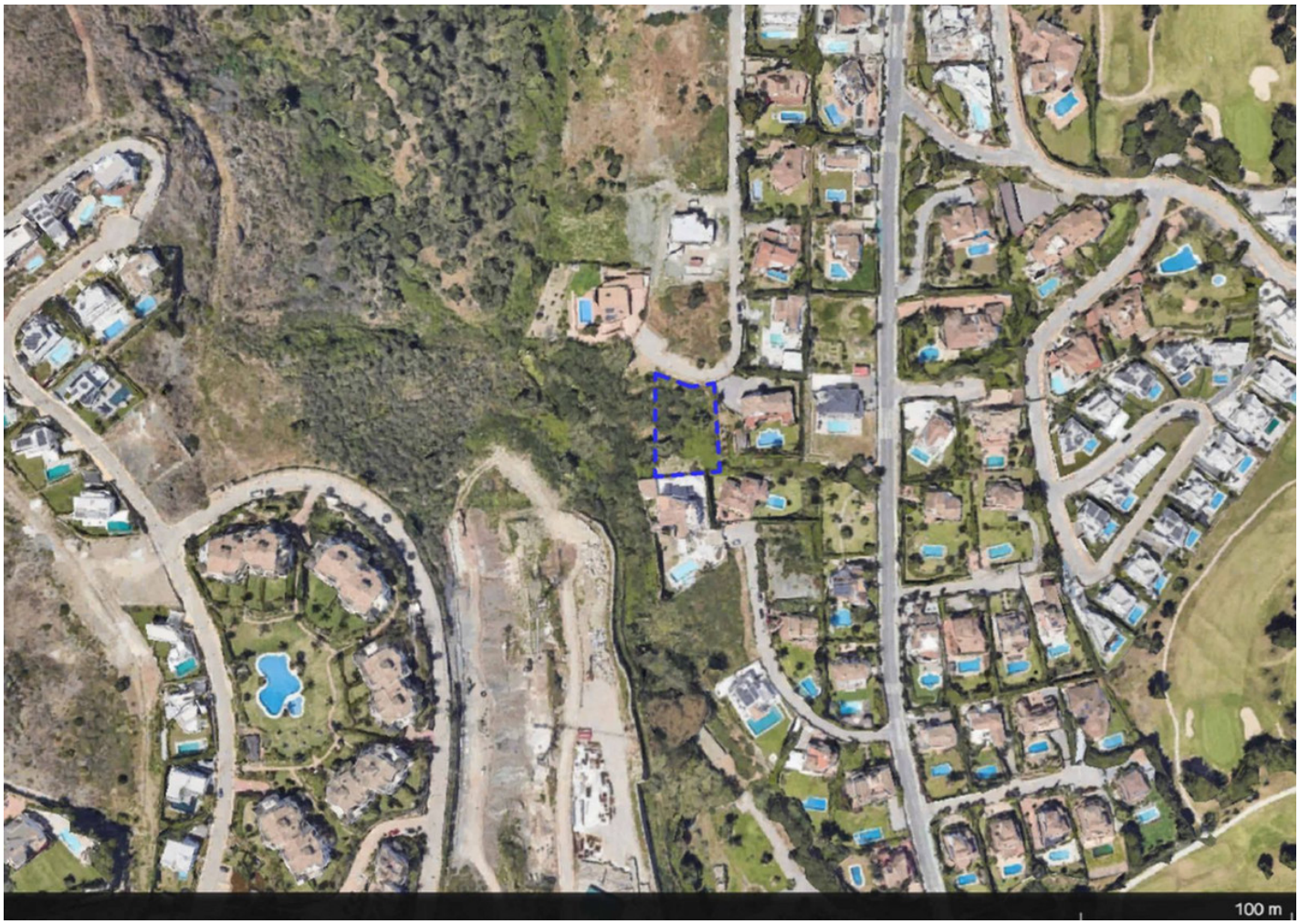
+34 604 489 646

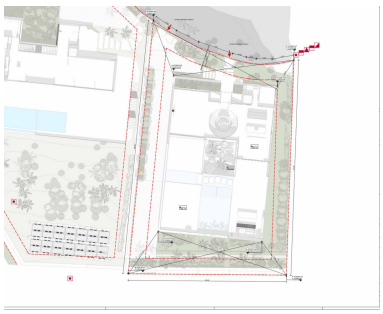
info@luxury-realty.com

# Land in El Paraiso

Reference: R5516164

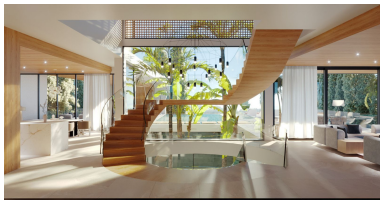



Bedrooms: by request
Bathrooms: by request
M² Build size: 573
Price: 750,000 €
Status: Sale
Property Type: Land
Parking places: by request
M² Plot Size: 1,291













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Overview:**South-Facing Plot with Building Licence in El Paraíso, Benahavís** A **1,291 m² south-facing residential plot with a granted building licence and a project for a detached villa with a private pool**, located on Calle Endrinas in El Paraíso, Benahavís. An opportunity to develop a spacious home designed by Huete Arquitectos. The proposed villa features **420.68 m² of enclosed built area across the ground and first floors**, plus a **480.40 m² basement**, terraces and a swimming pool. The layout includes **three bedrooms, each with its own bathroom and dressing room**, a generous living room of approximately 60 m², a separate dining room, kitchen, office and guest toilet. A staircase and lift connect the floors, while the basement provides a garage, storage and service areas. Outside, spacious covered and open terraces and a **private pool with approximately 86 m² of water surface** provide a variety of spaces for outdoor living. The plot is classified as **consolidated urban land for detached residential use**. According to the supplied documentation, it allows up to **645.50 m² of floor area counted towards the planning allowance above ground**, plus a basement subject to the applicable planning requirements. The current project uses 573.66 m² of this allowance, including terraces that count towards it. An ideal opportunity for buyers looking to build a detached villa with a south-facing aspect, an architectural project already prepared and a granted building licence. **Contact us to receive the plans, request further information or arrange a visit to the plot.**

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Features:

None, Pool, Sea views