



## Land for sale in San Pedro de Alcántara, Marbella

650,000 €

Reference: R4919818 Plot Size: 1,052m<sup>2</sup> Build Size: 200m<sup>2</sup>







## Costa del Sol, San Pedro de Alcántara

Great Opportunity! Rustic Plot for Sale in San Pedro, Costa del Sol

This rustic plot, with a total area of 1,052m<sup>2</sup>, offers multiple possibilities for those looking to invest in one of Marbella's most exclusive areas.

The property features a 200m<sup>2</sup> house, which can be renovated or improved according to the buyer's needs. Another excellent option would be to build a new villa, utilizing up to 33% of the land. This approach has already been successfully executed by other neighbors in the area, highlighting the investment potential of this property.

Among its main features are a private swimming pool, perfect for enjoying the excellent local climate, and a garden with fruit trees, adding a natural and welcoming touch to the space.

The location is unbeatable, situated in San Pedro, just a short distance from the market and within walking distance to the town center, where you can enjoy restaurants, shops, and all necessary services.

Additionally, it's worth noting that the Marbella City Council has approved the progress of the Urban Planning Framework (POU), which could potentially reclassify the land from rustic to urban.

This plot is ideal for those seeking a peaceful setting surrounded by nature or for anyone interested in developing a custom project in a prime location.

Don't miss this unique opportunity to acquire a property with great potential in one of the most sought-after areas of the Costa del Sol. Contact us for more information or to schedule a visit!



## Features:

### Features

Near Transport  
Private Terrace  
Guest House  
Stables

### Orientation

North  
East  
South  
West  
South East  
South West  
North East  
North West

### Climate Control

Air Conditioning  
Fireplace

### Views

Mountain  
Country  
Garden  
Pool  
Urban  
Street  
Courtyard  
Forest

### Setting

Commercial Area  
Close To Golf  
Close To Sea  
Close To Shops  
Close To Town  
Close To Schools  
Town  
Suburban

### Condition

New Construction  
Renovation Required

### Pool

Private

### Garden

Private  
Landscaped  
Easy Maintenance

### Furniture

Optional

### Security

Safe

### Kitchen

Fully Fitted

### Parking

Garage  
Private  
More Than One  
Open  
Street

### Utilities

Electricity  
Drinkable Water  
Solar water heating

### Category

Holiday Homes  
Investment  
Resale  
Golf  
With Planning Permission