



## ALICANTE - Alicante

For Sale - urban plot

Ref. MLS-45534

1.500.000€



0 BEDROOMS



0 BATHROOMS



3.972M<sup>2</sup>



1.757M<sup>2</sup>



IN PROCESS



**UNIQUE OPPORTUNITY: PRIME PLOTS OPPOSITE PUERTA DE ALICANTE SHOPPING CENTER**~Two strategically located plots are for sale, with a total area of 1,757 m<sup>2</sup>, directly opposite Puerta de Alicante Shopping Center and Carrefour. This land offers an unparalleled opportunity to develop a new project in one of the city's most promising locations.~~Main features of the plots:~• Total area: 1,757 m<sup>2</sup>.~• Urban classification: Urban land with industrial and multipurpose tertiary zoning (Code AI, Grade 1, Level A).~• Permitted occupancy: Up to 80% of the land area.~• Maximum buildability: 2,109 m<sup>2</sup> above ground.~• Maximum height: Three above-ground floors plus basement.~~Key advantages:~• Strategic location: Opposite one of Alicante's main shopping centers, with high foot traffic and excellent visibility.~• Accessibility: Dual street access with easy connections to the city's main arteries, including the A-31 and AP-7.~• Versatility: Ideal...

## key features

■ Built: 3.972m<sup>2</sup>

■ Energy Rating: In process

■ Plot: 1.757m<sup>2</sup>

## Characteristics

■ Light

■ Water