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MARBELLA

1,300,000 €

REFERENCE R4973248

# Unrivalled Investment Opportunity: Prime Building Plot with Pre-Approved Project in Marbella Centre

400 m²

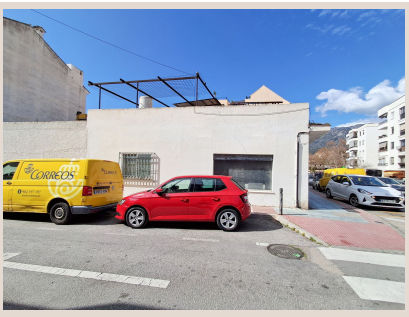
PLOT











CORREOS



# Description

Luxury Realty proudly presents an extraordinary investment opportunity in the highly sought-after heart of Marbella, Southern Spain. This isn't merely a plot; it's a meticulously conceived and pre-approved urbanistic development project. Offering discerning investors a streamlined path to significant returns in one of Europe's most prestigious real estate markets, this parcel, with its approved plan from the Marbella Town Hall, is ready to transform into a lucrative residential and commercial complex, bypassing common development delays and uncertainties. A truly turnkey venture awaits.

### Turnkey Development: Pre-Approved Project & Profit Potential

The most compelling feature is its pre-approved urbanistic project, significantly de-risking your investment. The plan permits construction of **12 contemporary residential flats**, complemented by **13 essential underground parking spaces**, and a strategically located **commercial premise** at ground level. This blueprint is designed for maximum profitability across **five building levels**, optimizing space and ensuring diversified income from sales/rentals and commercial tenancy. This ready-to-build solution guarantees broad market appeal and accelerated returns.

### Premier Location: The Vibrant Heart of Marbella, Southern Spain

Location is paramount, and this plot boasts an unbeatable position directly in the bustling heart of Marbella town centre. It offers unparalleled access to everything this iconic city provides: vibrant streets, high-end boutiques, traditional Spanish tapas bars, gourmet restaurants, and charming local amenities. The convenience of urban living is perfectly encapsulated here, where daily errands and leisure pursuits are all within a short stroll.

Connectivity is a major advantage. Just minutes from the renowned **La Cañada Shopping Centre** and the glorious sandy shores of **Marbella beach**. This prime location in Southern Spain, benefiting from over 300 days of sunshine annually, attracts an affluent international clientele. Malaga International Airport provides excellent accessibility, solidifying Marbella's status as a prime real estate destination where demand consistently outstrips supply, ensuring strong future capital appreciation.

### A Strategic Investment with Luxury Realty: Seize This Unparalleled Opportunity!

This Luxury Realty offering is tailored for shrewd investors seeking certainty and efficiency. The pre-approved project significantly accelerates the development timeline, allowing for quicker realization of returns and minimizing capital holding costs. This reduced lead time, combined with Marbella's robust property market, positions this plot as a premier investment vehicle. The combination of residential units, dedicated parking, and a versatile commercial space creates a diversified, resilient income stream, mitigating risk and enhancing overall profitability.

Do not let this exceptional chance to invest in a pre-approved, prime building plot in the heart of Marbella slip through your fingers. Luxury Realty specializes in connecting discerning investors with exclusive opportunities. Contact us today for a comprehensive information pack, including detailed project plans and financial projections, and to arrange a private consultation. Our expert team is ready to guide you. Act now – opportunities of this magnitude are truly fleeting!

# Details

| | | | |
|---|---|---|---|
| Reference | R4973248 | Property Type | Land |
| Status | Sale | Price | 1,300,000 € |
| Bedrooms | by request | Bathrooms | by request |

| | | | |
|---|---|---|---|
| Build size | – | Plot Size | 400 m² |
| Terrace | – | Parking places | by request |

## Features

## Personal advice

Ask us for more information or arrange a private viewing, in person or by video call.

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