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ALHAURÍN EL GRANDE

189 900 €

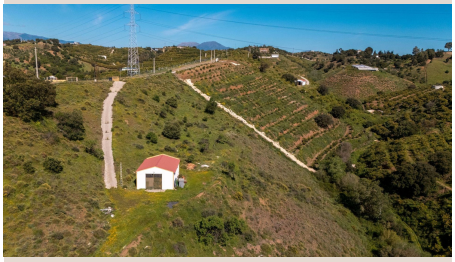
■■■■■■■■■ R5009863

# ■■■■■■■ ■ Alhaurín El Grande

| 1 | 106 m² | 30 093 m² |
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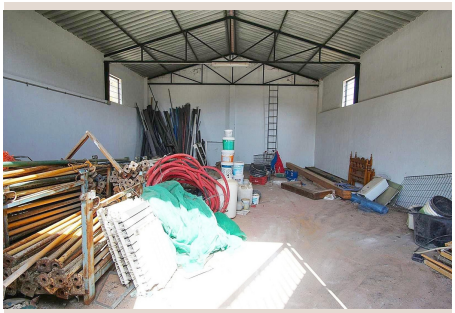












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Set in a peaceful and private location nestled in the mountains between Alhaurín el Grande and Coín, this impressive 30,000m² plot offers stunning south-facing panoramic views and a true sense of rural tranquility, while still being just a 15 minute drive from the vibrant town of Coín. The and is steep but is ideal for agricultural use and can be easily terraced and cleared for planting trees or creating a beautifully landscaped retreat. Toward the center of the plot, there is a 106m² registered warehouse, offering a solid structure that is perfect for storage or could potentially be converted into additional usable space, subject to planning permis-sion. The warehouse is easily accessible via a private concrete driveway that leads down from the main track, making access for vehicles simple and convenient. Access to the plot is good, with a combination of asphalted road and a relatively well-maintained dirt track. The property is connected to mains electricity and receives its water supply from the local irrigation community of Viña Borrego. It is also partially fenced, offer-ing both security and privacy. This is a fantastic opportunity for those looking to invest in a spacious and versatile piece of land with enormous potential, surrounded by nature yet conveniently located close to two popular Andalusian towns. The Listing agent for itself and as agent for the vendor gives notice that: 1. These particulars are only a general outline for the guidance of intending purchasers and do not constitute in whole or in part an offer or a Contract. 2. Reasonable endeavours have been made to ensure that the information given in these particulars is materially correct, but any intending purchaser should satisfy themselves by inspection, searches, enquiries, and survey as to the correctness of each statement. 3. All statements in these particulars are made without responsibility on the part of Listing agent or the vendor. 4. No statement in these particulars is to be relied upon as a statement or representation of fact. 5. Neither Listing agent nor anyone in its employment or acting on its behalf has authority to make any representation or warranty in relation to this property. 6. Nothing in these particulars shall be deemed to be a statement that the property is in good repair or condition or otherwise nor that any services or facilities are in good working order. 7. Photographs may show only certain parts and aspects of the property at the time when the photographs were taken and you should rely on actual inspection. 8. No assumption should be made in respect of parts of the property not shown in photographs. 9. Any areas, measurements or distances are only approximate. 10. Any reference to alterations or use is not intended to be a statement that any necessary planning, building regulation, listed building or any other consent has been obtained. 11. Amounts quoted are exclusive of Tax if applicable.

## [redacted]

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| [redacted] | R5009863 | [redacted] | [redacted] |
| [redacted] | [redacted] | [redacted] | 189 900 € |
| [redacted] | 1 | [redacted] | [redacted] |
| [redacted] | 106 m² | [redacted] | 30 093 m² |
| [redacted] | – | [redacted] | [redacted] |

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