

Price on request Plot - For sale - New

Plot for sale in Cortes / Huertas, Madrid

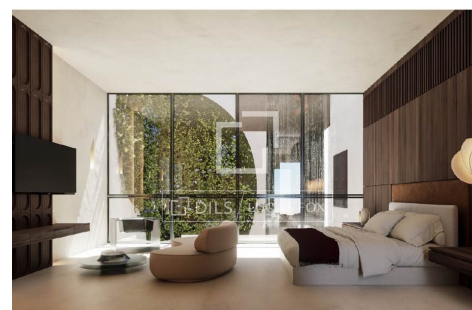
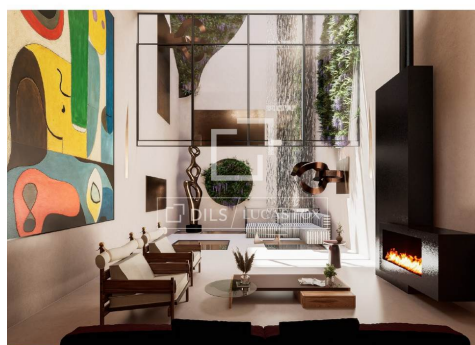
Spain » Madrid » Madrid City » Cortes / Huertas » 28014

248m² 94m²
Floorplan Plot size

New

CASA SAN PEDRO 15

MADRID, ESPAÑA



53

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Residential building plot in the best area of Huertas-Cortes.

Exclusive building plot for sale at Calle San Pedro, 15 – Huertas-Cortes | Centre District, Madrid

An exceptional residential building plot is offered for sale at Calle San Pedro, 15, in the prestigious Huertas-Cortes neighbourhood (Neighbourhood de las Letras), within the city limits of Madrid. Located in one of the capital's most sought-after residential and investment areas, this property represents a unique opportunity for developers and investors looking to create an exclusive project in a well-established environment with high potential for appreciation.

The Huertas-Cortes neighbourhood stands out for its exceptional location in the heart of the city centre, its rich history and culture, its wide range of restaurants and shops, and its proximity to the Paseo del Prado, the Prado Museum, Plaza de Santa Ana, and the Congress of Deputies. The scarcity of building floor in this area, coupled with the high demand for quality property, makes this plot a real estate asset of great strategic value.

La Finca has a plot area of 94 m² and is zoned for residential floor. In accordance with current NZ 1 Grade 2 planning regulations, it allows for a maximum buildable area of 248.16 m², offering excellent potential for the construction of a high-end residential development. The areas and planning parameters described are approximate and should be verified by the buyer through any technical and administrative checks they deem necessary.

As an added value, there is an architectural project currently being developed for the plot, although this project is not part of the present sale and may be subject to separate negotiation if the buyer is interested.

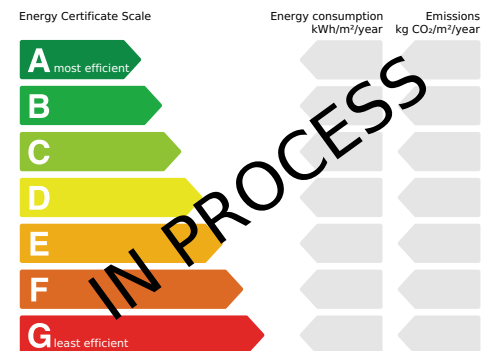
Main features

- Plot of 94 m².
- Urban use: Residential.
- Maximum buildable area: 248.16 m² of roof.
- Urban planning regulations: NZ 1 Grade 2.
- Existing architectural project (not included in the sale price).
- Excellent location in one of the areas with the highest residential and investment demand in Madrid.



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Swimming Pool, Garden, Natural light,
Well, Renovated, Open kitchen,
New build, Heating, Exterior,
Chill out area, Air conditioning



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Energy rating: Not applicable.

Sale price: [6,500,000] €.

The sale price does not include applicable taxes (ITP or VAT, AJD, as appropriate), nor notary fees, registration fees or any other costs arising from the transfer.

The total cost of the acquisition may vary depending on the particular circumstances of the buyer and the transaction, and a detailed estimate can be provided upon request.

Urban planning information and conditions: The sale refers exclusively to the building plot. The existing architectural project is not included in the price and may be acquired separately, subject to prior negotiation between the parties. Building rights, permitted uses, and other urban planning parameters are subject to current regulations and must be confirmed by the buyer through the corresponding technical and administrative verifications.

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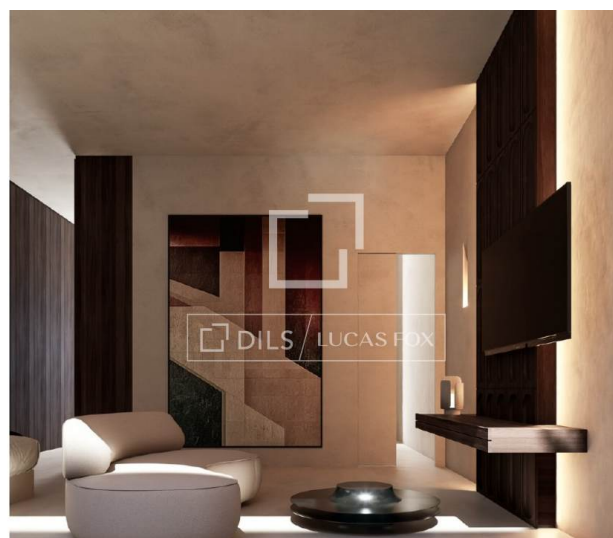
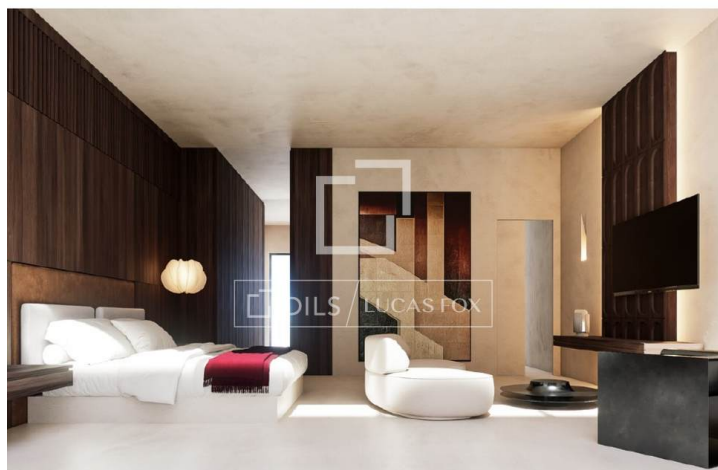
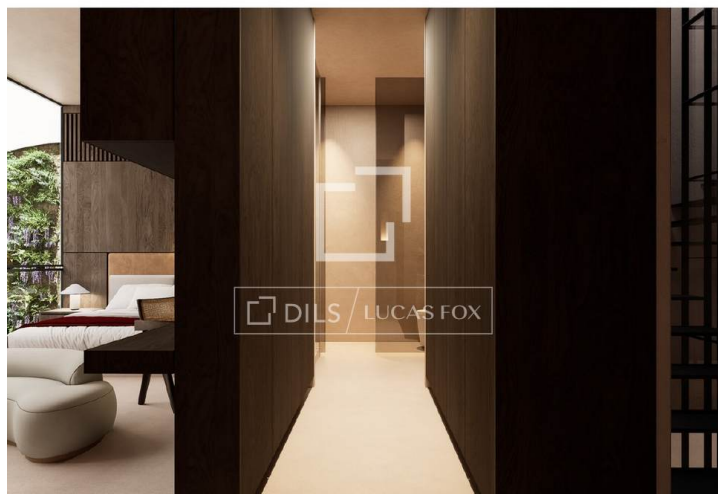
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