

2.8-hectare rural property in Manacor with a favorable zoning certificate for residential constructi

0	0	85 m²	28.442 m²	198.000€
Bedrooms	Bathrooms	Built	Total	Price

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Description

2.8-hectare rural property in Manacor with a favorable zoning certificate for residential construction~~Description~~Are you looking for a plot of land in Mallorca where you can build your home in the countryside? We present this 28,465 m² rural property in the municipality of Manacor. It consists of two plots, and the main one holds a favorable zoning certificate from the Manacor Town Hall.~~The property~~Main plot: 21,362 m², classified as general regime rural land (SRG). According to the municipal certificate, it is buildable under current regulations and well exceeds the minimum plot size requirement of 14,000 m².~Secondary plot: 7,103 m², suitable for agricultural use, a vegetable garden, fruit trees, or a leisure area.~Agricultural outbuilding of approximately 80 m² (unregistered).~South-facing orientation, peaceful setting, and good access via a country lane.~~Building potential~~Based on the parameters of the Manacor General Plan outlined in the certificate:~~Detached single-family home with a built area of ??up to approximately 300 m².~Ground floor plus one upper floor, with a maximum height of 7 meters.~Final surface area and design subject to a technical project and municipal building permit.~~A rare opportunity to design a Mallorcan country home to your own taste, with plenty of space for a garden and pool, and complete privacy.~~Points to consider~~The property currently has no water or electricity supply.~~The urban planning certificate is available upon request; please feel free to ask us for it without obligation.~The sale price includes the real estate agency fees, which are to be paid in full by the seller. This price does not include the applicable property transfer tax (ITP), nor notary and land registry fees—estimated at approximately 2%—which must be paid upon signing the public deed.~Tax percentages are calculated based on the final price stated in the public deed and may vary depending on subsidies, grants, the taxpayer's age, and other personal circumstances.~

Details

- ✔ Ref: RL00078
- ✔ Energy certification: