RealKasa® eXp®

Real Estate Solutions

At RealKasa®, our market strategy is focused on discretion, premium presentation, and highly qualified buyer matching. Each property is positioned with a tailored narrative to maximize perceived value and market response.

Rural Land with Potential for Urban Conversion - Total Area of 2000 m²

Ref: 85506905 | Lisboa > Lisboa









€2.900.000

Business type	Sale	**Property type**	Land
Area	2.000 m2	**Land area**	2.000 m2

Description

Excellent location, between the expanding Ajuda University Campus, the Liga Foundation, the Ajuda Humanitarian Fire Brigade Association, and the Monsanto Forest Park.

Further away but sufficiently close is the National Palace of Ajuda.

The land has a configuration of approximately 22 meters in depth and 55 meters in usable width.

Given the conditions and limitations set out in articles 49°, 53°, 54° and 55° of the Lisbon Municipal Master Plan Regulation, there is the possibility of constructing a residential building with five floors, a frontage of approximately 50 meters and a depth of 15 meters, with the remainder of the plot serving as outdoor space.

This building perspective is in accordance with the indication in article 54° of the PDM Regulation, in paragraph c) of its point 2), where the maximum GFI (Gross Floor Index) is 2 m²/m², which would allow for the 2,000 total square meters of the land a residential occupation of approximately 4,000 m²

For more information, please contact us.

Related Properties

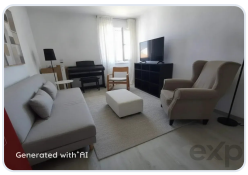


Lisboa > Lisboa

SHOP Avenues Very Central - INVESTMENT

Ref: 85966656

€290.000



Lisboa > Lisboa

3 Bedroom + 1 Apartment with Attic near the Ajuda University Campus

Ref: 87438293

€299.000

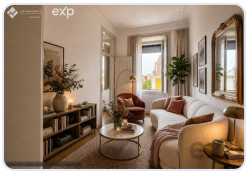


Lisboa > Lisboa

Excellent New 1-Bedroom Apartment in Lisbon Centre

Ref: 86968970

€335.000



Lisboa > Lisboa

T2 WITH TAGUS VIEW IN GRAÇA | AUTHENTIC CHARM IN THE HEART OF LISBON

Ref: 87114945

€338.000

Real Estate Solutions

This brochure was prepared by RealKasa® for property presentation.

Phone: +351 914064060

Email: info@realkasa.pt