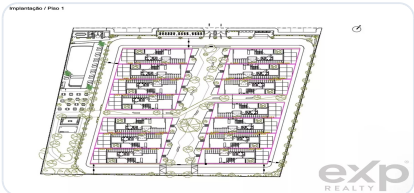


At RealKasa®, our market strategy is focused on discretion, premium presentation, and highly qualified buyer matching. Each property is positioned with a tailored narrative to maximize perceived value and market response.

Land with Approved Project

Ref: 86006815 | Setúbal > Sesimbra



€990.000

Business type	Sale	Property type	Land
Bedrooms	-	Bathrooms	-
Area	8.614 m2	Land area	8.614 m2

Description

We present to you a plot of land with high development potential, located in a quiet and valued residential area of Alto das Vinhas, in Sesimbra. This property stands out for secure administrative framework, being marketed with an architectural project approved by the Municipal Chamber, as well as with all specialties equally approved independently, allowing rapid commencement of construction without regulatory uncertainties.

The project was designed for the implementation of a contemporary residential condominium, combining functionality, architectural quality and comfort, in total harmony with current market requirements.

General Characteristics

Total land area: 8,614 m²

Residential program: 14 single-family homes of T4 typology

Gross habitable area per unit: 183 m²

The homes are organized in two rows of 7 units, separated by courtyards, ensuring privacy, luminosity and comfort.

Private Spaces

110 m² of outdoor spaces per home, including:

Private garden at ground floor level

Balcony on the first floor

Common Spaces and Facilities

Common green space, ideal for leisure and socializing

Multi-purpose room with 21 m², intended for community activities

Recreational space with 1,271 m², designed for leisure and socialization moments

Technical area with 238 m², intended for condominium infrastructure

Pedestrian pathways with 456 m², promoting smooth circulation

Internal roads with 1,302 m², ensuring efficient access to homes

Strategic Location

The land benefits from a privileged location, combining tranquility and accessibility:

9 minutes from Azeitão

15 minutes from Sesimbra

50 minutes from Lisbon

Sale Conditions

The property is marketed with:

Approved architectural project

Specialties approved by the Municipal Chamber independently

A clear and secure legal framework, ideal for a structured investment

This is a rare opportunity for developers and investors who wish to develop a quality residential project in a privileged area.

📞 Contact us for more information or to schedule a visit. We will be delighted to accompany you on this project.

Related Properties



Setúbal > Sesimbra

Building Plot in Maçã. Sesimbra

Ref: 86353356

€119.900



Setúbal > Sesimbra

Excellent Lots With Approved Project

Ref: 86678154

€350.000



Setúbal > Sesimbra

Brilliant A+ 2-Bedroom with Garage and Elevator in New Development in Sesimbra

Ref: 86692278

€430.000



Setúbal > Sesimbra

Brilliant A+ 2-Bedroom with Garage and Elevator in a New Development in Sesimbra

Ref: 86692215

€510.000

Real Estate Solutions

This brochure was prepared by RealKasa® for property presentation.

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<https://test.realkasa.pt/en/listings/86006815>