



## Plot For Sale

Alvorninha, Silver Coast, Portugal

€137,000

Ref: GHD2700150

\* On Market

A property with unique features. Qualified building land adjoining a stream. Land of 9.279 sqm at 15 minutes from the city of Caldas da Rainha. Property composed of 3 articles (2 urban and 1 rustic) also comes with an approved project for single-family ho

- Property Type: Plot
- Bedrooms: 0
- Bathrooms: 0
- Reference: GHD2700150
- Plot/Unit: 9279 sq m



## Property Description

A property with unique features. Qualified building land adjoining a stream. Land of 9.279 sqm at 15 minutes from the city of Caldas da Rainha. Property composed of 3 articles (2 urban and 1 rustic) also comes with an approved project for single-family housing.

It has 2 small forests of oaks, cork oaks and pines and even a plot of land for agriculture. Inserted in a small and picturesque village on the outskirts of the city of Caldas da Rainha. Extremely quiet and pleasant place for those looking for the peace of the countryside and at the same time being close to the city and services.

This beautiful property has an approved project for a beautiful single-family house in a rustic style. The architecture of this house was thought out in detail to truly fit in with the location.

Project features:

- 3 Floors:

Basement; ground floor and 1st floor;

Garage with 41,65m<sup>2</sup> (basement).

- Swimming pool.

In the PDM (municipal master plan) this land has 2 areas:

Agro-forestry areas that include new construction works of alteration and expansion for:

- Agricultural or forestry activity up to 4%;
- Housing for owner farmers up to 600m<sup>2</sup>;
- Rural tourism (eg bungalows) up to 4%.

Scattered building areas:

New construction, alteration and expansion works for:

- Residential use up to 350m<sup>2</sup> (approved housing project which we announce in the photos);
- Agricultural or forestry activity up to 150m<sup>2</sup>;
- Tourism unit in rural areas, agro-livestock and agro-industrial up to 800m<sup>2</sup>.

Nearby:

- The famous Mercado de Santana (big weekly market on Sunday) about 2 km away - 3 minutes;
- Vila da Bendita about 5 km away - 6 minutes;
- City of Rio Maior with its famous salt pans (the ex-libris of the city) 10 km away - 15 minutes;
- City of Caldas da Rainha, known for the Thermal Spa, 14kms away - 15 minutes;
- Medieval and historic village of Óbidos at 19kms - 25 minutes;
- City of Alcobaça famous for the Cistercian Monastery 21 km away - 24 minutes;
- About 30 to 40 minutes away are the various beaches in the region: Foz do Arelho; Sao Martinho do Porto; Nazaré and several beaches in the Peniche and Baleal area.
- Lisbon at 85 kms.



## Gallery

