



# Building - La Laguna

9859

PROPERTY TYPE	<b>Building</b>		
LOCATION	<b>La Laguna, San Cristóbal de La Laguna</b>		
VIEWS	<b>Mountain view, Street view</b>		
SALE	<b>4 400 000 €</b>	REFERENCE	<b>9859</b>
LAND	<b>2529m<sup>2</sup></b>	BUILT AREA	<b>6472m<sup>2</sup></b>
BEDROOMS	<b>0</b>	BATHROOMS	<b>0</b>

The plot currently occupied by unfinished construction works of an office and garage building with current commercial use is offered for sale.

A request was made to identify the conditions to change the use to Free Housing, VPO and Student Residence before completing the construction works.

The applicable regulations of the municipality's PGO from 2005 place the plot in area EM(2)RS.

Plot surface: 2,529.66 m2.

Maximum occupancy: 1,264.83 m2.

Maximum buildability: 2,529.66 m2.

Free Housing single-family, grouped housing and residential building (1/150 m2): Maximum number of dwellings: 16 units (to be confirmed).

VPO Housing single-family, grouped housing and residential building (1/120 m2): Maximum number of dwellings: 21 units (to be confirmed).

STUDENT ACCOMMODATION: No density conditions.

Construction completed between 75% and 80%.

Pending urbanization works to be carried out by the owner.

Asten Realty Reference: 8356.



