



Location: Gaucín, MÁLAGA

EXTENSIVE OLD PROPERTY ON A LARGE PLOT WITH LOVELY VIEWS - EXCELLENT DEVELOPMENT OPPORTUNITY WITH SEVERAL OPTIONS

This extensive property, originally three houses, has stood empty for several years and is in a ruinous condition. However, the property occupies a generous plot in a prime central location with lovely views and offers a rare development opportunity.

Some authentic original features, such as antique Hydraulic floor tiles, old roof tiles etc., can be retained and restored for use in the new construction.

Plans were previously approved for reforming the property into a 7 bedroom/7 bathroom large house (280m²), or possible Guest House/B&B, with a courtyard and swimming pool. A large roof terrace could be added (max. 40% of roof area) that would have amazing views. Permission has now lapsed, but it would be possible to re-apply for planning permission using the same design (plans available), or a different design to suit the new owner's requirements.

Alternative potential projects include:

- 2 smaller houses (for holidays and/or rentals)
- Several small apartments
- Boutique Hotel
- Guest House/B&B
- Commercial use with living accommodation

The proposed scheme must be approved by the local Town Hall and a building licence obtained prior to commencement of construction. All associated costs would be the responsibility of the new owner.

Built m2 : 350

Plot m2 : 230

FEATURES:

Terrace/s

Scenic Views

Patio

Garden

Property particulars are believed to be correct, but their accuracy is not guaranteed and do not form part of any contract. A property description may be changed or a property withdrawn from the market without notice. Price does not include purchase costs.



Gaucin Properties Telephone: +34 697-330-772

