Description

Urban plot of 963 m² in Casares Golf Garden, ready to build a modern villa

This plot is located in the established Casares Golf Garden community, just a few minutes from Finca Cortesín, and includes a project and building license, making it ideal for developing a modern villa with a pool and spacious landscaped areas. The plot meets the minimum required size of 600 m² and allows a maximum footprint of 25 %, equivalent to 250 m² on the ground floor, with a reference footprint of 246.01 m² (24.60 %). The maximum allowable buildable area is 0.21 m²t/m²s, which amounts to up to 210 m² above ground, with a reference buildable area of 205.50 m², distributed over a maximum of two floors and a maximum height of 6.50 m, extendable up to 7.50 m under certain urban conditions. All utilities are available at the plot, making construction straightforward.

Its prime location combines privacy and tranquility with quick access to top-level golf courses, services such as supermarkets, schools, restaurants, and sports...

Conditions	Conditions	Conditions	Yes	No
Building Typology	Single-family Home (RAS)	Single-family Home (RAS)	[X]	[ ]
Minimum Plot Size	1,000.00 m²	600.00 m²	[X]	[ ]
Footprint / Occupancy	24.60% (246.01 m²)	25% (250.00 m²)	[X]	[ ]
Max. Buildability	0.206 m²t/m²s (205.50 m²)	0.21 m²t/m²s (210.00 m²)	[X]	[ ]
Maximum Floors	1 floor	2 floors	[X]	[ ]