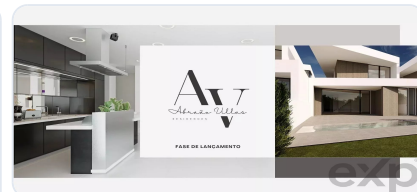


At RealKasa®, our market strategy is focused on discretion, premium presentation, and highly qualified buyer matching. Each property is positioned with a tailored narrative to maximize perceived value and market response.

## Land with Approved Project (6 plots) in Montijo

Ref: 86739366 | Setúbal > Montijo > Montijo e Afonsoeiro



**€1.030.000**

<b>Business type</b>	Sale	<b>Property type</b>	Land
<b>Area</b>	3.820,5 m2		

## Description

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Discover this exclusive residential plot in Montijo, with an area of 3,820.50 m<sup>2</sup>.

Urban development comprising six plots with an approved project for the construction of 5 detached houses and 1 detached house.

### ABRAÃO VILLAS RESIDENCES | LAUNCH PHASE

Abraão Villas Residences is a housing concept that responds to new ways of living, working and socializing. The proposal includes homes with multifunctional environments, adaptable to the various needs of everyday life - such as leisure, remote working and family life. The outdoor areas are given special prominence, designed as natural extensions of the interior spaces, promoting well-being and quality of life.

With a privileged location in Lançada in the municipality of Montijo, this development offers the perfect combination of urban centrality and quality of life. This launch phase is an opportunity for developers and investors looking for secure investments.

### PLOT CHARACTERISTICS | ABRAÃO VILLAS RESIDENCES:

- 5 plots for the construction of single-family townhouses
- Deployment area per plot = 120 m<sup>2</sup>
- Number of Floors per plot = 2
- Gross Construction Area per plot = 200 m<sup>2</sup>
- Allotment permit approved (with fees to be paid)
- Architectural project

### PLOT AREA:

Plot 7 = 658.85 m<sup>2</sup>

Plot 8 = 523.66 m<sup>2</sup>

Plot 9 = 481.85 m<sup>2</sup>

Plot 10 = 388.54 m<sup>2</sup>

Plot 11 = 377.10 m<sup>2</sup>

- 1 Plot for the construction of a detached single-family house
- Plot Area = 280m<sup>2</sup>
- Number of Floors = 2
- Gross Construction Area = 380m<sup>2</sup>
- Approved allotment permit (with fees to be paid)
- Architectural project

### PLOT AREA:

Plot 5 = 1.390,50m<sup>2</sup>

Main Advantage: The permit already approved eliminates the long deadlines and uncertainty of the licensing process. We are talking about a project with a guarantee of high profitability, and reports can be made available from the Asset Valuation and Economic Feasibility Study.

Located in a strategic region, 20 minutes from the city of Lisbon, this land is an excellent opportunity for those who want to combine comfort and quality of life, benefiting from a Mediterranean climate with long hours of sunshine, around 300 days of sunshine a year.

It's time to invest in a promising future in this privileged location.

## Related Properties



Setúbal > Montijo > Sarilhos Grandes

### Montijo - Plot of land for construction of exclusive villa

Ref: 86707404

€270.000



Setúbal > Montijo > Montijo e Afonsoeiro

### Exclusive Living in Montijo: T2 Terraces and Premium Finishes

Ref: 86755541

€280.000



Setúbal > Montijo > Montijo e Afonsoeiro

### Fully refurbished 2-bedroom villa in the historic area of Montijo

Ref: 85949201

€293.000



Setúbal > Montijo > Montijo e Afonsoeiro

### Exclusive Living in Montijo: T2 Terraces and Premium Finishes

Ref: 86755406

€377.500

## Real Estate Solutions

This brochure was prepared by RealKasa® for property presentation.

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<https://realkasa.pt/en/listings/86739366>