









## H2S3563

## **Building Plot in Els Poblets**

350,000€

BUILDING PLOT FOR COMMERCIAL

OR APARTHOTEL OR HOTEL

**EXCELLENT INVESTMENT OPPORTUNITY** 

BUS ROUTE TO DENIA AND CLOSE TO ELS POBLETS

WOULD MAKE A GREAT RESIDENTIAL REST HOME

300 METERS TO THE BEACH

WALKING DISTANCE TO SHOPS, BARS, RESTAURANTS

PERFECT CYCLING ROUTE ALONG THE COAST

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intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale THE PROPERTY MISDESCRIPTIONS ACT 1991

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents.



Building land for sale in Els Poblets Almandrava beachside. This is a building plot for a variety of uses. Some examples are a hotel, aparthotel, old peoples home etc. We are in possession of some plans for a residential home. Please ask if you are interested.

The land is 300 meters from the beautiful blue flag beaches of Almendrava, Els Poblets. A very popular area as there are many things to walk to, including supermarkets, restaurants, the town of Els Poblets and a bus route at the end of the road to Denia.

The parcel of land is just shy of 1400m<sup>2</sup> and the footprint can be 700m<sup>2</sup> per floor. Access by 3 roads.

The basement floor can be 1 metre underground and the rest above, followed by 2 more floors and NO more.

For a building investment, I would suggest making an aparthotel and selling units individually.

For an ongoing investment there is a shortage of nice old people's homes in the area, especially where the staff can speak English. Most people I know end up moving to Benidorm as this is the closest ex pat residential home to Gandia and Denia.

Or just a normal hotel, as it is very close to the beach and amenities it would be an ideal place for holidays.

I am sure there are many other opportunities, but these are just a few I have in mind.

All enquiries please contact Hello2Spain and we will be happy to help.