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Updated on 7 August 2023

Urban land for residential construction Pipera CUT 2,7 POT 50%

📍 Popasului | Padurea Cretuleasca | Matei Millo, Bucharest / Ilfov

245,000 EUR
160 EUR / m²

Web Reference
#904915

https://blissimobiliare.ro/en/land-for-sale-iancu-nicolae-pipera-bucharest-ilfov-904915
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Description

Buildable land of 1.527 sqm, measured surface (1.500 sqm registered in the landbook) with an opening of 41m on a side street of Strada Matei Millo, Voluntari.

New area for premium residential development Matei Millo Voluntari

This area is being fully developed as a middle class premium residential area due to its natural surrounding with the Cretuleasca Forest (Padurea Cretuleasca) and the Andronache Forest (Padurea Andronache) nearby.

From here you are only a few minutes away from the A3 highway with direct connection to the city of Bucharest (just 5 minutes away) and the Bucharest ringroad. The A3 highway connects Bucharest with Ploiesti. The business district Dimitrie Pompeiu/Fabrica de Glucoza is within 10 minutes driving.

This area is popular due to its surroundings, superb location and the spacious urban planning. The major international schools are within a 15 minute-drive during rush hour.

The building coordinates are CUT 2.7 and POT 50%. This means that constructions will be allowed of maximum 4.100 sqm build above the ground with a Gf+4 (floors) height regime. This offers an excellent opportunity to develop a profitable boutique apartment building.

There are several supermarkets nearby (Lidl, Kaufland, Carrefour) and the Pipera Plaza shopping center is only a 10-minute drive away.
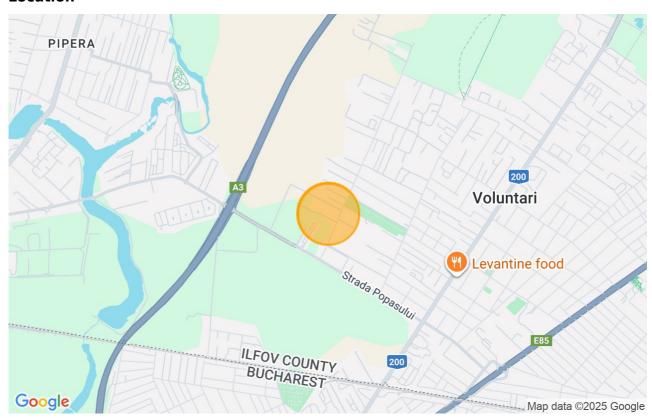
Land details

Land type	Constructible land
Size	1,527 m²
Land usage coefficient	2.7
Percentage of occupation	50%
Street openings	41 m
Road type	Gravel
Protected area	No

Utilities

Electricity

Telecom

Location

Photos