



## Residential Plot for sale in Benahavís, Benahavís

995,000 €

Reference: C27202 Plot Size: 3,650m<sup>2</sup>





## Costa del Sol, Benahavís

**EXCLUSIVE** – Build your dream home on this flat RESIDENTIAL PLOT WITH PROJECT AND BUILDING LICENSE providing sweeping views of the sea and coastline in the gated community of Monte Mayor. Discover the allure of this incredible corner plot offering 3.650 m2 and stunning villa project and approval by the Benahavis town hall. Build max of 445 m2 (12.2%) and plot development of 912 m2 (25%). Positioned to perfection, this south-facing gem is ready to build your dream villa, tailored for an idyllic holiday getaway or year-round living. No need to wait for architectural drawings and licensing, you can get started right away! \*\*\* 7% LAND TRANSFER TAX on this plot.\*\* Monte Mayor stands as a secure, gated urbanization strategically situated just a few minutes' drive from the A-7 motorway, offering seamless connectivity. Onsite residents and guests enjoy a café and bakery. This prime location ensures a harmonious blend of tranquillity and accessibility, making it an ideal canvas for your residential vision.

The description of the property has been prepared in good faith, but its accuracy is not guaranteed and may be subject to errors, omissions or changes. The description is not part of an offer or contract. The owner can change the price or remove the property from the market at any time. It quoted price does not include costs. For resale, buyers bear notary and registry fees plus 7% transfer tax (ITP) on the sale price or the reference value, whichever is higher. For new buildings, there is 10% VAT (IVA) and 1.2% document fee (AJD)



## Features:

### Orientation

South West  
South Facing

### Condition

Excellent

### Security

Gated Complex  
24 Hour Security

### Views

Sea  
Mountain  
Panoramic

### Pool

Room for Pool

### Category

With Planning Permission

### Setting

Urbanisation

### Garden

Private