



## Spacious buildable plot located in a quiet residential area, Ferreries, Menorca

Ref.: 37002

Urban building plot of 546 m<sup>2</sup> located in Ferreries, in a quiet residential area. Ideal for building a detached house of up to two storeys with garden, terrace, garage and swimming pool, in accordance with municipal regulations. NOTE: The plot is not within the flood risk area of the Ferreries torrent but lies on its boundary, a relevant factor for obtaining building permits.



Price: **225.000 €**

\*The stated prices do not include applicable VAT or Property Transfer Tax (ITP), nor notary and land registry fees.

\*\*In the case of new developments, the applicable taxes will be 10% VAT + 1.5% Stamp Duty (AJD), in addition to notary and land registry fees.

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