



## Wonderful PLOT in Son Parc, Menorca.

Ref.: 92604

Buildable plot in the prestigious Son Parc area, ideal for creating your dream home in Menorca. This prime location offers all the necessary services for construction and features the island's only 18-hole golf course. The beautiful Son Saura beach is just a few minutes away. A single-family home with a swimming pool can be built (subject to planning regulations and permits). Buildability: 0.35 m<sup>2</sup>/m<sup>2</sup> (35% of the plot area). Permission for a ground floor plus one upper storey. Maximum permitted occupancy per floor: 25%. Maximum building height: 6 metres, with roof pitches of up to 1.8 metres, giving a total maximum height of 7.8 metres.



Price: **150.000 €**

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The information provided has been supplied by third parties for informational purposes only and is deemed to be correct. However, it may be subject to errors, price changes, and withdrawal from the market without prior notice.

\*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 (AID), in addition to notary and land



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