

for Sale to Pompeiana



800 sqm | : 2 | : 2 | : 4

REF. 1601 - Sale of land with residential project, consisting of three bodies of buildings, with an extremely panoramic position, an area developed on two crags of land, for the construction of nine villas of various sizes (from 80 to 130 square meters). Each housing unit has a garage, cellar and private garden. The land can be set up immediately, as both the environmental concession by the Liguria Region and the municipal concession that will be issued when the agreement is signed to carry out the ancillary works (road and parking) have recently been renewed. The sums relating to the urbanization charges have already been paid and the architect has already paid. The charges and deduction of the execution of the works concerning the construction of an adjacent road and the construction of a 12-parking car park (requested by the Municipality) remain pending. There are already reservations for the purchase of the villas. The villas can become lodgings and therefore double the number of units.

For Building C of 4 villas, the excavation, the casting of the stalls and all the perimeter walls of the basement and of the pillars inside have already been done for a value of 86,000.00 euros as a metric calculation certificate that we can eventually deliver. . The prospectus of the project that is the frontal shape must respect what can be seen from the photos because it is bound by the landscape regulations of the Liguria Region and the Superintendency. The Company is also available beyond the sale of the entire transaction to:

- 1) sell 50% of the shares and continue with the successor to the construction
- 2) to sell the entire project against an exchange consisting of the delivery of the single villa, the one in stone, top left, of approximately 200sqm with a plot of land to be defined.

POMPEIANA is located between Arma di Taggia and Sanremo, represented one of the western Ligurian areas with greater frequency of tourism, enjoys an enviable climate, characterized by mild winters and summers pleasantly ventilated by the sea breeze, with the birth of the port Aregai benefited of a further significant increase.

Property details

---> Codice <---: 1601	---> Motivazione <---: Sale
---> Tipologia <---:	Region: Liguria
---> Provincia <---: Imperia	---> Comune <---: Pompeiana
---> Prezzo_Richiesto <---: € 315.000	---> Totale_mq <---: 800 sqm
---> camere <---: 2	---> bagni <---: 2
---> Locali <---: 4	: 2021
: Yes	: Single

Features

Terrace	Tv Antenna	Tv SAT
Wiring	Shower	Shutters
Sea View		

Nearby

Gyms	Spa	Football Fields	Fitness Centers
Tennis Courts	Bike Lanes	Playgrounds	Railway Station
Public Transport	Kindergarten	Elementary Schools	Schools
High Schools	Cafe	Post Offices	Shopping Centers
Municipal Offices			





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