FOR SALE

52,000 SQ M DEVELOPMENT SITE
ALMANCIL, ALGARVE

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EXECUTIVE SUMMARY

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- Opportunity to purchase a fantastically located development site in Almancil, Algarve.
- Potential to develop up to 2,000 sq m for a Tourism resort scheme
- Land plot area **52,000 sq m (5.2H)**
- Existing buildings total area: **98 sq m**
- Current land use: Cultura (Cultivation), Pastagem (Pasture). Pinhal (Pinewood) and Vinha (Vinyard).
- The land currently has 120 Almond trees, 22 Olive trees, 16 Carob trees, 90 Fig trees and 6 Cork Oak trees.
- Asking price: **€600,000**
- A sale at this level reflects capital value of **€11.50** per sq m on existing land area

DEVELOPMENT OPPORTUNITY

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- An initial PIP has been submitted to the Council for planning of a Touristic Project to include the following amenities:
- 2,000 sq m Hostel/Hotel
- Communal area
- Swimming Pool
- Tennis Court
- Restaurant
- Additional licence for a glamping or camping scheme. Total number to be confirmed.

- Plans of scheme to be attached once produced by Pedro
- Cashflow and business plan to be produced once number of rooms and licence for glamping/camping confirmed

LOCATION

- The property is fantastically located only a 7 minute drive from Faro Airport.
- Located within a 17 minute drive to Quinta do Lago home to 3 of the main golf courses in the Algarve – San Lorenzo, Four Seasons Fairways and the Four Seasons Country Club.
- The property is also located within a 16 minute drive to Val do Lobo, home to the Vale do Lobo Royal Golf Course, Dunas Douradas Beach Resort, and the fantastic Restaurant scene, shopping and night life in the centre of the town.
- The Marina of Vilamoura is less than a 20 minute drive.
- Albufeira is less than a 30 minute drive.
- Portimao is a 45 minute drive.

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CONTACT DETAILS

For more information or if you would like to arrange a viewing please contact:

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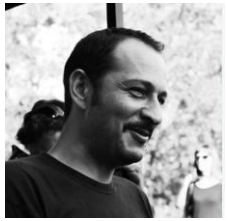

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Thank you for taking the time to analyse this investment opportunity. For more information please contact:

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