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## ZIEMIA W MIJAS

Three prime development plots totalling 6,100 sqm, offering breathtaking views near Mijas Pueblo, are available for sale. Overview: Three prime development plots totalling 6,100 sqm, offering breathtaking views near Mijas Pueblo, are available for sale. They provide a solid foundation for design and implementation, with the potential to develop up to 53 units across the three projects (10, 13, and 30 units respectively). Plots 1 & 2 are assets of Shermijas SL Plot 3 is the land asset of Sapromijas S L The land or the companies are available for sale. Plot 1. A self contained plot 5 minute walk from Mijas Pueblo with stunning views has outline permission for 10 apartments or town houses. Infrastructure requirements are normal. Plots 2 & 3 require the installation of a new road and waste pipe. However, this has been factored into the financial projections. Despite this, the prime location and low land cost of €40,000 per unit position these plots will attract premium prices upon completion. Introduction (Plot 1 and 2) The Shermijas Project is a residential development opportunity featuring 10 & 13 apartments or town houses respectively across two plots on Camino De Los Caños, between Calle El Cantillar, in the Mijas municipality. These plots are designated as Unconsolidated Urban Land (SUNC) sector AA, under the General Urban Planning Plan (PGOU) of Mijas. The combined buildable area of 3,382 sq m offers significant potential for high-quality residential apartments. Sapromijas Project Introduction (Plot 3) Overview Key Project Details Plot Size and Characteristics: The plot spans 6,000 sqm and features an irregular shape with significant topographical variations. It is bounded by public roads to the north and south, public equipment to the east, and private residences to the west. Buildable Area: The usable area has been is 2804 sqm Project Vision: The development aims to deliver 30 apartments distributed across five blocks.

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