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# Corner lot, ejidal with occupation order, mixed land use industrial-residential, in the new downtown

<i>ID: MLS-ELPC207</i>	<i>Location: Playa del Carmen</i>
<i>Zone: Downtown</i>	<i>Type: Land</i>
<i>Land: 4,777 m2 / 51,419.63 ft</i>	<i>Land ha: 0.48 ha / 1.18 ac</i>
<i>Land use: mixto</i>	<i>CUS: 1.65</i>
<i>COS: 0.55</i>	



**SE VENDE**  
**FOR SALE**  
☎ **9841005728**  
**4777m2**  
tabradwan.melva20@gmail.com



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**Valle Aurora**  
LUXOSOS CONDOMINIOS  
\$1,690,000 MXN  
984 179 1868  
A MENOS DE 8 MINUTOS DE LA QUINTA AVENIDA  
BINTSA  
INFORMES AQUI





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**SALE**  
**005728**



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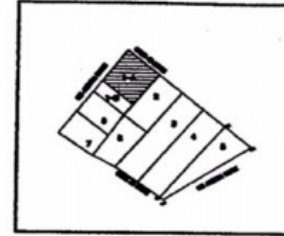
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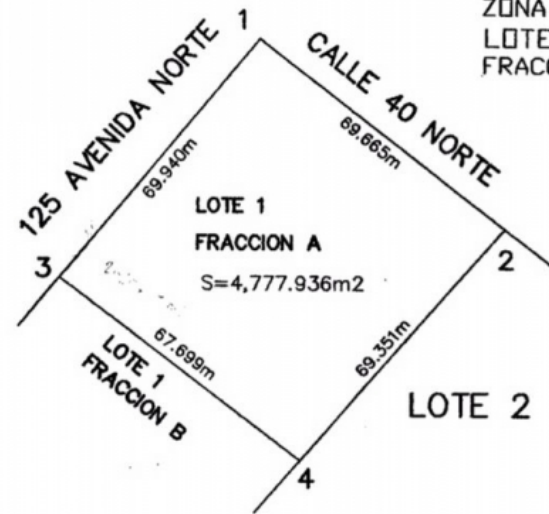




UBICACION DEL LOTE EN EL POLIGONO



PLAYA DEL CARMEN  
ZONA URBANA  
LOTE 01  
FRACCION-A



CUADRO DE CONSTRUCCION

LADO		RUMBO	DISTANCIA	V	COORDENADAS	
EST	PV				Y	X
				1	2,283,017.078	490,588.796
1	2	S 52°14'36" E	69.665	2	2,282,974.421	490,643.874
2	4	S 40°53'45" W	69.351	4	2,282,921.999	490,598.471
4	3	N 52°48'34" W	67.699	3	2,282,962.921	490,544.540
3	1	N 39°15'18" E	69.940	1	2,283,017.078	490,588.796

SUPERFICIE = 4,777.936 m<sup>2</sup>

## Description

MLS-ELPC207

Corner lot, ejidal with occupation order, mixed land use industrial-residential, in the new downtown residential zone of Playa del Carmen.

Great land ideal for developers and investors, it is located in an area that is under development, residential area, currently they are building a 7-story building on the land that is in front.

## LOCATION

Located in the new urban center of Playa del Carmen, a growing area with commercial and residential development, all available services and commercial

areas.

It is in this area where the new government offices and recreational spaces such as the city theater and the SAYAB planetarium are developed.

10 minutes from 5th Avenue and 12 minutes from the beach. Only 5 minutes to the federal highway.

## OPPORTUNITY FOR INVESTORS

Due to its location and price, this land is ideal to invest, once it is titled, its value will increase exponentially.

## SERVICES

- Paved roads
- Water service
- Light
- Sewer system.

## LAND CHARACTERISTICS

- Land use: Mixed Light Industrial.
- Cos: 0.55
- Cus: 1.65
- Homes per hectare: 60

- Height 12 meters / 3 levels.
- 4777 m2 (69 meters x 69 meters)

## PROPERTY STATUS

The property is ejidal and has an occupation order.

Documentation: Occupation order.

## PRICE

4777 m2

Price X M2: \$ 180 usd m2

Total price: 859,860 USD

Contact us to visit or learn more about this property, we can offer you similar options so you can compare and make the best decision, we can advise you in your search.

We have access to the best agencies and developers in the area, more than 10 years of experience.

#MLSELPC207 #PlayaDelCarmenlistings #selvacorealty #investinPlayaDelCarmen  
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## Location





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