



## Ponta Delgada - Land



549

Area (m²)



549

Land Area (m²)

**150 000 €**

(EUR €)

### Land in Ponta Delgada, Madeira Island

Urban land with 549 m2, with excellent sun exposure and a good view of the sea and the slope that joins São Vicente and Porto Moniz.

Very well located in the lower part of the parish of Ponta Delgada, this land has access by car.

Because it is in an area of Residential Spaces, according to the PDM of São Vicente, detached, semi-detached or banded single-family housing buildings can be built in this location, with the following conditions:

- a) Maximum land use index: 1;
- b) Soil waterproofing index: 75%;
- c) Maximum height of the building: 13.5m;
- d) Maximum height of the façade: 10.5m



**Andrade**

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AMI 13770

<sup>1</sup> (Call to national fixed network) | <sup>2</sup> (Call to national mobile network)



Ponta Delgada is recognized for its good climate in the North Zone of the island, being a place with few slopes which allows combined with its good streets, good walks enjoying its magnificent views.

Do not hesitate to contact us and get to know this beautiful place.  
SN your real estate agency!

## Property Features

- Views: Sea View, Vista Serra
- Orientação: Norte, Sul
- Walking distance to beach



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