

## plot for sale Esplugues De Llobregat, Baix Llobregat



Exclusive plot located in the best area of Sant Just Desvern, a premium residential area near Barcelona, known for its tranquility, security, and quality of life.~Possibility of building a detached house.~Privileged setting, surrounded by green areas and all amenities.~Just minutes from leading international schools.~Excellent connections to Barcelona and quick access to transport and shops.~This plot is perfect for those who wish to design and build their own home in one of the most sought-after areas.~Project / Allocated Areas~• Usable area below ground: 178.45 m2~• Usable area above ground: 228.95 m2~• Total usable area: 407.40 m2~• Built area below ground: 217.50 m2~• Built area above ground: 299.85 m2~• Total built area: 517.35 m2~• Total exterior area: 433.00 m2~• Pool area: 25.90 m2~Breakdown by Floors~• Basement II: Usable 92.10 m2 | Built 108.10 m2 | Exterior (ramp) 37.75 m2~• Basement I: Usable 86.35 m2 | Built 109.40 m2 | • Ground floor: usable area 88.20 m2 | built area 109.50 m2 | exterior area 403.60 m2 | pool area 25.90 m2~• First floor: usable area 84.05 m2 | built area 112.30 m2 | exterior area 3.40 m2~• Second floor: usable area 56.70 m2 | built area 78.05 m2 | exterior area 14.70 m2~For more information and project documentation, please do not hesitate to contact us.

### property details

Spanishstate id:	<b>6350845</b>
reference::	<b>STR03-1</b>
close to/ located:	<b>Esplugues De Llobregat</b>
region:	<b>Baix Llobregat</b>
property type:	<b>plot</b>
rooms:	<b>5</b>
property surface:	<b>44 m2</b>
surface plot:	<b>623 m2</b>
price:	<b>€ 1.250.000</b>

### contact

real estate agent:	<b>Axe</b>
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