

## 2 sovrum Landa till salu i Santa Eulalia del Rio, Ibiza

445.000€



A property located in the Ca Na Negreta area, between Ibiza city and Santa Eulalia, is offered for sale only 10 minutes from both locations.

The plot has 864 m2 of rustic area in urban transition, making it a strategic investment opportunity. There is a forecast of reconversion to industrial use, which represents a medium-term revaluation potential given the high demand for land for logistics and commercial activities on the island.

It currently has a legal house of 43 m2, with 2 bedrooms and 1 bathroom, plus a storage room of 9 m2, private swimming pool (2x5 m) and garage. The house is habitable and allows immediate use while developing the urban future of the area.

An ideal investment for those looking for assets with profitability projection, in a strategic location and easy access.

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| <ul style="list-style-type: none"> <li> 2 sovrum</li> <li> 864m<sup>2</sup> Tomtstorlek</li> <li> Private garage</li> <li> Amenities near</li> <li> Private terrace</li> <li> Unfurnished</li> <li> Urban view</li> <li> Close to schools</li> </ul> | <ul style="list-style-type: none"> <li> 1 badrum</li> <li> Simbassäng</li> <li> Private garden</li> <li> Transport near</li> <li> Garden view</li> <li> Good condition</li> <li> Close to shops</li> <li> Close to restaurants</li> </ul> | <ul style="list-style-type: none"> <li> 43m<sup>2</sup> Bygg storlek</li> <li> East orientation</li> <li> Private pool</li> <li> Utility room</li> <li> Street view</li> <li> Renovation Needed</li> <li> Close to town</li> </ul> |
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