

# FINCA - CORTIJO IN ARDALES

3.800.000 €

🏠 30 🏡 30 📏 2.500m<sup>2</sup> 🌳 3.130.000m<sup>2</sup>



## DESCRIPTION

Impressive country estate close to Málaga, possibility to build..Rural property of 313 hectares (3.130.000 sqm or 773,44 acres) located in the Municipality or Ardales in Málaga Province. ..It has buildings of more than 2,500 m2 built, within a Non-Developable Land without special protection. It is possible, therefore, to develop transformation projects in it, allowing the construction of between 10 and 15 independent villas, a hotel and/or a large equestrian center. The entire area of the land is currently used for rainfed cereal cultivation (190 ha) and olive groves (80 ha), with the rest being used for forest and pasture. The estate is also an authorised hunting area in operation...The land is now aimed for cereal (1.900.000 sqm) and olive grove (800.000 sqm), leaving a wide area to free spaces of grassy scrubland mature trees hills. Besides that, the property is a running hunting ground, fully authorized. It is actually zoned as a rural (non-urban) area under no special limitations. Due to the lack of any special urban constraints, the plot may be subject to urban activities or transformation...The estate is located at the bottom (but out) of the Sierra de las Nieves, a Nature Reserve legally protected as a National Park —one of the 17 existing in Spain —, a place of a unique beauty and very rare natural conditions: it is even possible to s...













