



## Land for construction in Cova do Frade, Ovar



### Info Agente

|                    |                    |
|--------------------|--------------------|
| Nombre:            | Telmo Moreira      |
| Nombre empresa:    | Telmo Almeida      |
| País:              | Moreira Unip. Lda  |
| Experiencia since: | Portugal           |
| Tipo de servicio:  | Selling a Property |
| Specialties:       |                    |
| Property Type:     | Apartments         |
| Teléfono:          |                    |
| Languages:         | Portuguese         |
| Sitio web:         |                    |

### Detalles del anuncio

|                 |            |
|-----------------|------------|
| Propiedad para: | Venta      |
| Precio:         | EUR 85,000 |

### Ubicación

|                          |  |
|--------------------------|--|
| País:                    | Portugal   |
| Estado/Región/Provincia: | Aveiro   |
| Ciudad:                  | Ovar   |
| Dirección:               | Ovar, São João, Arada e São Vicente de Pereira<br>Jusã |
| Publicado:               | 15/06/2023   |

### Descripción:

Land for construction, with a total area of 600m<sup>2</sup>.

With approximately 25m of front, it is located next to Avenida da Régua.

Excellent sun exposure in a quiet area, very close to the beaches and a few minutes from the center.

According to p PDM of Ovar the characterization of the soil is Grade

II. In residential areas of Grade II the regime of edibility is as follows

- Maximum rate of land occupation: 50%;
- Maximum land use index: 0,7;
- Maximum soil sealing index: 65%;
- Maximum number of floors above the threshold level: 2;
- Maximum height of the façade: 7.5m.

- REF: 23/059/OVR/AF

### Común



# IMLIX

**IMLIX Mercado Inmobiliario**  
<https://www.imlix.com/es/>

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Tamaño del lote: 525 m2

## **Lease terms**

Date Available:

## **Contact information**

IMLIX ID: 23/059/OVR/AF

