



## Lote Albatros

### PVRPV Real Estate

#### Property Information:

**\$ 1,050,000.00 USD** For Sale

- **Picture Count** 10
- **Status** Active
- **Area** La Cruz de Huanacaxtle
- **Street Number** MZN 06
- **Street Name** C. Albatros

- **Zone city** Riviera Nayarit
- **State** NAYARIT
- **Primary View** Ocean
- **Price/Sq Meter** 1354.84
- **Community** Las Gaviotas
- **Lot Dimensions** 20m x 38.75m

#### Property Description:

Lote Albatros es un TERRENO PLANO de 775m<sup>2</sup> / 8,342 sqft estrategicamente ubicado con ACCESO A LA PLAYA a solo unos pasos de una playa privilegiada en La Cruz de Huanacaxtle. El ACCESO a calle por 3 LADOS lo hace PERFECTO para un condominio o desarrollo residencial. La propiedad cuenta con USO DE SUELO CUC que PERMITE HASTA 6+ NIVELES, agua, luz, y drenaje a pie de calle. C.O.S = .45 / C.U.S = 2.70---Lote Albatros is a 775 m<sup>2</sup> / 8,342 sqft FLAT LOT strategically located with BEACH ACCESS just steps away from a prime beach in La Cruz de Huanacaxtle. STREET ACCESS on 3 SIDES makes it perfect for a condominium or residential development. ZONING is CUC allowing for up to 6+ levels. Water + sewer + electricity at the property line. C.O.S = .45 / C.U.S = 2.70

#### Features:

- Sewage **City**
- Title **Escritura, Fideicomiso**
- Topography **Flat**
- Water **City**

- Electricity **CFE**
- How To Show **By Appointment Only**
- Potential Use **Commercial Lot, Development Parcel, Residential Lot**
- Road Type **Dirt Maintained**

