



## Ferme à vendre à Gaucín, Gaucín

3 045 000 €

Référence: R5136169 Terrain: 2m<sup>2</sup> Construite: 800m<sup>2</sup>





## Serranía de Ronda, Gaucín

Unparalleled Investment Opportunity Just 30 Minutes from the Western Costa del Sol!

Once-in-a-lifetime chance to acquire a colossal 224-hectare Finca (approximately 2,240,000 m<sup>2</sup>) within the prestigious Gaucín and Casares Municipalities. This extraordinary property presents an unrivaled opportunity for visionary investors seeking to own a truly remarkable estate in one of Spain's most coveted regions.

Imagine the possibilities: two access points via La Almuña and the Río Genal provide effortless connectivity to this sprawling land, offering immense potential for development and exploitation.

Currently on site is a 552m<sup>2</sup> barn/warehouse in excellent condition, along with an old Cortijo ripe for restoration, this land is a blank canvas for your ambitions. The property also features substantial water resources—including a large reservoir, water deposits, and a well—ensuring sustainable use for any project.

All land is classified as *rústic* agricultural meaning it is not protected, unlocking a world of possibilities under new more relaxed Andalucia Land laws passed in 2022. —Farming, permaculture, eco-tourism, luxury country estate hotels, or an equestrian paradise. This estate is perfectly positioned within just a 30-minute drive of the vibrant Western Costa del Sol, blending tranquility with accessibility.

This is a rare, extraordinary opportunity to harness the potential of a vast, versatile estate in one of Europe's most desirable regions. Whether you envision a private estate, a commercial enterprise, or a sustainable development project, this Finca offers the foundation to turn your dreams into reality. Act now—future generations will thank you for seizing this unique investment opportunity!