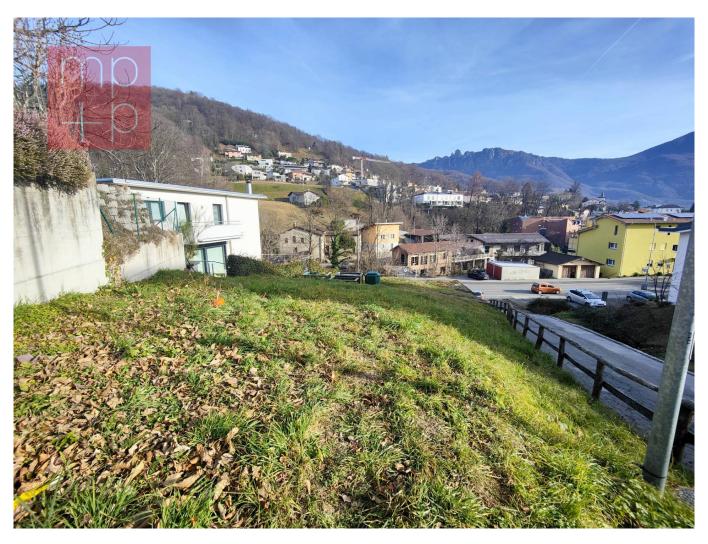


Land For Sale in Capriasca



576 mg | Bathrooms: 0 | Bedrooms: 0 | Rooms: 0

In Tesserete, in the enchanting municipality of Capriasca, we are selling **residential LAND** (non-disturbing administrative, commercial and artisanal activity is also possible), ideal for those who want to build their own home or start a small commercial business. The land has a total area of 576 square meters easily accessible. It should be kept in mind that the land is crossed by a road (easement) which serves the houses upstream. Thanks to its strategic position, it offers a panoramic view of the surrounding mountains, ensuring an atmosphere of peace and tranquility. Furthermore, the proximity to Tesserete offers a wide range of services and shops, making the land even more attractive for those who want to live in a quiet but convenient area. In summary, the residential-commercial land for sale is the ideal solution for those looking for a place to build their home and/or start a small business, immersed in nature and quiet but with all the comforts at hand. **RE extensive residential area with building parameters: exploitation index 0.5 - occupation index 30% + 5% for small buildings - eave height 7.5 meters, ridge height 9.5 meters - minimum green area 30% - distance from the border 3 meters.**

Don't miss the opportunity to make your dreams come true in a unique and privileged



environment like this.

Property detail

Code: A2371-T Contratto: FOR SALE

Type: Land Region: Ticino

Province: Distretto di Lugano **Municipality**: Capriasca

ZIP: 6950 **Price**: 390,000 CHF

Total Sqm: 576 sq.m **Bedrooms**: 0

Bathrooms: 0 Rooms: 0

Features

Street Frontage Buildability indexes Primary Residence

Nearby

Banks Football Fields Sport Centers



















