



Finca - Rural Estate for sale in Orihuela, Orihuela

850,000 €

Reference: R5247829 Bedrooms: 7 Bathrooms: 1 Plot Size: 12,441m² Build Size: 12,441m²





Costa Blanca South, Orihuela

Main Features of the Estate 3,488 m² of urban residential land in the village center, buildable on two floors plus basement and attic. 100% plot occupation for townhouses / 40% for detached houses. South-facing plots. Possibility to build 30 semi-detached villas (typical plot: 6 m frontage x 18 m depth). 1,133 m² of urban land designated for roads. 7,451 m² of rustic land, adjacent to the urban core, with access to asphalted roads, sewage system, mains water, electricity, and telephone. Included in the proposed urban expansion plan (PGOU) of Orihuela. 369 m² of urban residential land within rustic land, occupied by a mansion of 431 m² featuring: 7 bedrooms, 2 living rooms, 2 viewing rooms, kitchen, bathroom, patio, storage, and even a small chapel. Existing infrastructure: water well, 2 reservoirs, and irrigation rights of 10,000 m³/year. Land Distribution by Cadastral Plots

- Plot 1 Surface: 2,440 m² (urban residential) Buildable area: 1,694 m² 100% occupation for townhouses / 40% for detached houses Roads: 696 m² Services within 25 m: sewage, street lighting, road access, water, electricity, telephone Fully fenced Sloping plot with open views of the Segura Valley and Sierra de Orihuela
- Plot 2 Surface: 2,181 m² (urban residential) Buildable area: 1,744 m² 100% occupation for townhouses / 40% for detached houses Roads: 437 m² Fully fenced Sloping plot with open views of the Segura Valley and Sierra de Orihuela
- Plot 3 Surface: 6,024 m² (rustic land) Contains an urban enclave occupied by the house Services: sewage, street lighting, road access, water, electricity, telephone Fully fenced Infrastructure: water well with rights to 10,000 m³/year for irrigation Surrounded by rustic and residential urban land Sloping plot with open views
- Plot 4 Surface: 369 m² (urban residential) Occupied by a 431 m² house (built in 1930, requires renovation) 7 bedrooms, 2 living rooms, 2 viewing rooms, storage, patio, chapel, and utility room Open views of the Segura Valley and Sierra de Orihuela
- Plot 5 Surface: 1,427 m² (rustic land) Services at Calle Carril de la Cruz: sewage, street lighting, road access, water, electricity, telephone Fully fenced Surrounded by rustic and residential urban land Sloping plot with open views

Occupation Closed block (manzana cerrada): 100% Detached housing: 40% Excellent investment opportunity for developers and builders. Suitable for: Rural hotel Event venue Campsite Other tourist or residential projects Surroundings & Services: El Raiguero de Bonanza is a village of approx. 1,400 inhabitants, surrounded by villas and townhouses, offering all essential services: supermarkets, schools, hairdressers, banks, cafés, church, pharmacy, health center, and public transport. For more information, contact us! We will be delighted to assist you.