



# For sale residential land SEEDRI 15

 Pärnu maakond, Pärnu linn, Rannarajoon

A vacant property located in the most prestigious area of Pärnu!



**JANNO PETERSON**

☎ +3725058832

☎ +3724420700

✉ janno.peterson@kinnisvaraekspert.ee

556 m<sup>2</sup> plot | 297 500 €  
535.07 € / m<sup>2</sup>

ID 151097

Plot 556 m<sup>2</sup>

Form of ownership immovable

Cadastral register number: 62401:001:3054

Price range **297 500 €**

Price per m2 **535.07 €**



## JANNO PETERSON

maakleriteenuse juht, kutseline vanemmaakler  
tase 6

Eesti Kinnisvaramaaklerite Koja liige

+3725058832

+3724420700

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## Additional data

### Additional information

A vacant plot located in the Pärnu beach area villa district, with an approved detailed plan. According to the plan, the possible construction area of the plot is 277 m<sup>2</sup>, with a maximum building footprint of 208 m<sup>2</sup>, up to 2 buildings, a main building with 1 + 2 attic floors (maximum height 11 m), and an auxiliary building with 1 floor (maximum height 4 m). The main building's front facade must be located 2/3 along the mandatory building line, which is 4.5 m from the Seedri Street side boundary of the plot. The facade of the main building must be designed with volumetric articulation that corresponds to the characteristic solutions of nearby buildings.

The designated land use of the plot is 70-100% for single-family housing and 0-30% for accommodation buildings. Specific conditions are established in the detailed plan and related heritage conservation requirements.

Connection points for water, sewage, and electricity are located directly in front of the plot on Seedri Street – no connections have been made yet.

For more information and/or to visit the property, please get in touch.

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Kinnisvarekspert works closely with one of the world's largest real estate companies, Cushman & Wakefield. Our cooperation spans all over the world.

You can find more information at <http://www.kinnisvaraekspert.ee>

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## Location

📍Pärnu maakond, Pärnu linn, Rannarajoon



