# Berģi, "BEŅĶI", GARKALNES PAGASTS, ROPAŽU NOVADS, LV-1024, Latvia

# 89 000 € 26.86 EUR/m<sup>2</sup>

### **Basic information**

Property type: Land

Land area: 3314.0 m<sup>2</sup>

Land use: Mixed type buildings

## Additional information

For sale: a promising land plot "Beņķi", located in a Mixed Centre Development zone (JC), in Garkalne Parish, just 15 km from the center of Riga. Ideal for multiapartment housing, commercial development, or mixed-use projects.

Zoning: JC - Mixed Centre Development area
Permitted uses:

- Residential buildings (apartment blocks, townhouses)
- Commercial buildings (offices, services, retail)
- Public infrastructure and services

 Access: Convenient access from two sides. Roads with both asphalt and gravel surfaces. Municipal ownership
Utilities: Not connected yet. Possible to connect to centralized electricity and gas supply networks
No encumbrances

 $\hfill\square$  Perfect location for a development project or long-term investment

Developing area with growing demand

Call or message for more information and to arrange a viewing!













#### Funkcionālais zonējums

- Savrupmāju apbūves teritorija (DzS) Mazstāvu dzīvojamās apbūves teritorija (I
- Publiskās apbūves teritorija (P)
- Jaukta centra apbūves teritorija (JC, JC2)
- Rúpnieciskās apbūves teritorija (R)
- Transporta infrastruktūras teritorija (TR) Tehniskās apbūves teritorija (TA)
- Dabas un apstādījumu teritorija (DA, DA1
- Mežu teritorija (mežsaimnieciski nozīmīgie saudzējamie Mežu teritorija (ainaviski nozīmīgie saudzējamie meži - N Mežu teritorija (rekreācijai nozīmīgie saudzējamie meži -
- Ūdeņu teritorija (Ū)