



275m2

DOUBLE-FRONTAGE LAND IN INDEPENDENCIA

Prime Development & Investment Opportunity in Col. Independencia | Dual-Street Access Exceptional strategic investment opportunity in Colonia Independencia, a high-demand residential area just minutes from San Miguel de Allende's Historic Centro. The ultimate key feature of this 275 m2 parcel is its dual-street access (frontage on two separate streets) , offering unmatched architectural flexibility and development layout potential. The existing structure features 131.9 m2 of construction with a 3-bedroom, 2-bathroom layout. With independent access points from both sides, this property is an ideal project for developers looking to subdivide, build two distinct private residences with their own gated entrances, or design a high-yielding multi-unit income property.

LAND:
2,960 sq ft

PROPERTY FEATURES



FABIAN
THE REALTOR



FRANCISCO LANZAGORTA, INDEPENDENCIA, SAN MIGUEL DE ALLENDE

+52 415 153 3511 | Sales@FabianTheRealtor.com

MX\$4,300,000 MXN

