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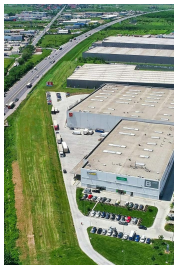
Ciolpani

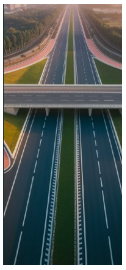
Land for Sale

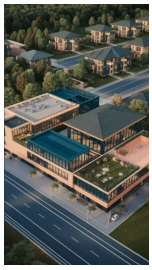
CARACTERISTICS

- **AREA**: Ciolpani
- **End-use**: Rezidential









DESCRIPTION

This exceptional 8.5 ha land parcel in Ciolpani, offers a unique investment opportunity with its strategic location, ample road frontage, natural, surroundings and versatile development potential.
The exceptional land parcel has 180 linear meters of frontage on DN1 in Ciolpani commune which features a crossing under the bridge and direct access to the A0 connection and A3 highway, enhancing the logistical advantages for transportation and accessibility. This strategic location offers outstanding development potential near Bucharest.

Location Advantages;
Airport Proximity- Just 18 km from Henri Coanda International Airport;
Road Access - Direct access to national road DN1;
Highway Connections - Close to A0, A3 and A7 highways;
Natural Setting - Surrounded by scenic forest landscapes;

Utility Infrastructure
Water Supply - Fully water system nearby
Natural Gas - Gas lines nearby for residential or commercial needs
Electricity - Power infrastructure nearby
Sewage System - Complete sewage connectivity nearby
Local Educational

Surrounding Amenities
Equestrian Clubs - Multiple riding facilities nearby for horse enthusiasts
Event Venues - Sophisticated event spaces for social gatherings
Woodland Environment - Surrounded by pristine forests and natural beauty

Facilities
Kindergarten - Early education facility available in Ciolpani
Elementary School - Local elementary school within the commune
Gymnasium - Middle school education in Ciolpani
High Schools - 20-minute access to high schools in Otopeni and Buftea

20 EUR sqm	0.01 ETHEREUM sqm

REGATTA® - Leader of Romanian Real Estate Brands
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*Receiving this presentation represents your agreement that any negotiation regarding this property to take place through the agency of a Regatta rep