



**\$1,395,000 USD**

## El Tezal-OceanSide:General

Cabo Corridor

PROPERTY TYPE <b>Land</b>	AREA <b>3,100 m<sup>2</sup></b>
BEDROOMS <b>0</b>	BATHROOMS <b>0</b>
MLS NUMBER <b>26-807</b>	

# Description

## PRIME OCEANSIDE DEVELOPMENT OPPORTUNITY - EL TEZAL

Outstanding development parcel located in the highly desirable El Tezal Oceanside, one of the most dynamic growth corridors in Cabo San Lucas. Positioned just one block from the Transpeninsular Highway, the property offers exceptional accessibility while maintaining an ocean-side setting.

The lot comprises 3,100 m<sup>2</sup> and is zoned Mixed-Use Intensive, allowing for up to 6 levels and a density of up to 35 residential units, making it ideal for condominium, mixed-use, or boutique residential development. Building parameters include COS 0.70 and CUS 2.8, providing strong development efficiency and flexibility.

Price	in	Pesos	\$24,412,500.Mx
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# Property Location

## Cabo Corridor

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**Latitude**  
22.900131

**Longitude**  
-109.894856



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