

# FOR SALE

## Q 2,535,000.00 GTQ

Guatemala - Quetzaltenango

Quetzaltenango

Listing ID: 003013021020

Prime location | High development potential Excellent property for investors and developers located in Zone 3 of Quetzaltenango, one of the city's most strategic and high-demand areas. Surrounded by commercial centers, hospitals, universities and just minutes from downtown, this property stands out mainly for its land value and redevelopment potential. Property details: Total land area: 352 m<sup>2</sup> Dimensions: 16 m frontage x 22 m depth Flat topography No municipal construction restrictions Not part of the Historic District Existing construction: 220 m<sup>2</sup>, single-story Metal roof 132 m<sup>2</sup> of free land, ideal for new development Ideal for: Apartment building Medical offices Professional offices Commercial or mixed-use project Located in a high-growth area with strong appreciation, making it a solid long-term investment.



[SEE THIS PROPERTY ON THE MAP](#)



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