



ID : **1440**  
Location: **Riga / Kipsala /**  
Type: **Land**  
Rooms: **10**  
Floor: **-/2**  
Size: **450.00 m<sup>2</sup>**  
Land area: **1340.00 m<sup>2</sup>**  
Price: **To buy: 1 500 000 EUR**



### Description

A land plot with detached house on the shores of Daugava is available for sale. An exclusive land plot is available in Kipsala area. The plot hosts a two-store wooden house with a total area of 450 m<sup>2</sup>. In the case of house renovation up to 40% of the costs could be covered from EU funds if renovation takes place before 2014. The house could also be demolished; on the plot construction of buildings up to 740 m<sup>2</sup> and up to three stores is allowed. The plot offers beautiful views on the river Daugava and Old Riga. It also provides excellent infrastructure, including motor boats, sailing boats and yachts moorings and one of the best city's restaurants – "Fabrikas Restorans".

Kipsala is an island on the left bank of the Daugava river, connected to Riga city center and Pārdaugava by the Shroud Bridge. Kipsala is divided from the rest of Riga by the Daugava in the east, Roņķi dīķis in the north, Zunda in the west and Agenskalna līcis in the south. In recent years Kipsala has become a prestigious area for living in Riga. Excellent road connections to the city centre and extensive network of public transport, reputable city area on the banks of Daugava river. Near to the largest city swimming pool "Kipsala" and fitness club, exhibition hall BT1 "Kipsala", nursery, shopping mall "Olimpija", Islande Hotel, cable-stayed bridge (Vanšu tilts) and Stone Of Sun (Saules Akmens).

The house is situated on the crossing of Balasta Dambis and Enkura streets.

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