

Michamvi Second-Line Land Plot

Michamvi
-6.141637, 39.512071



USD 185,000 / (TZS 490,000,000) | 8,800 m² | Michamvi SouthA substantial 8,800 m² land plot for sale in Michamvi South, Zanzibar, positioned in a desirable second-line coastal location and offered at a highly competitive price of approximately USD 21/m².The property comprises 0.88 hectares and is held under a Government Land Lease, with clearly defined surveyed boundaries. Its size and location make it suitable for a private residential compound, villa development, hospitality concept or longer-term land investment, subject to the relevant planning and regulatory approvals.

Property Highlights

Land Size: 8,800 m² / 0.88 hectares

Location: Michamvi South, Zanzibar

Location Type: Second Line

Asking Price: USD 185,000

Price per m²: Approx. USD 21

Tenure: Government Land Lease

Surveyed and defined plot boundaries

Large development footprint

Suitable for residential or investment development

Located within an established tourism and hospitality area

Investment Opportunity

At USD 185,000, the property is positioned very competitively for its size and location. Mayer & Co's current valuation framework for road and second-line land in Michamvi indicates a substantially higher market range than the present asking price, making this an attractive opportunity for a buyer seeking sizeable land close to Zanzibar's eastern coastline without paying direct beachfront pricing. The 8,800 m² footprint provides considerable flexibility for development and allows an investor to create a lower-density private project or a more substantial commercial concept, subject to approvals.

Documentation

The property is supported by an existing Government Land Lease, and surveyed through officially defined boundary beacons. Additional property and legal documentation can be made available to qualified prospective buyers for due diligence.

Overview

Purpose:For Sale	Sale price:\$185000	Rent price:\$
Land area:8800m ²	Living area:m ²	Bedrooms:
Bathrooms:	Country:Tanzania	Zip code:
Balcony/terrace:m ²	Garden area:m ²	

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