



## 50-1,391, 397-1,397-22,397-21, 390,390-1, 390-2, 520-2 Aza Niseko, Niseko, Abuta gun

Very Private sanctuary a top the Anbetsu River Escarpment behind Grand Hotel and Mokunoshu Hotels with Onsen well.

This large parcel of land is uniquely positioned, running along the top of the Moiwa Anbetsu River Escarpment directly next to Grand and Mokunoshu Hotels, within the Konbu "Onsen" Spa area of Niseko's lower Moiwa/Annupuri region. Being within the National Park and relatively only a few minutes drive from Niseko Moiwa and Niseko Annupuri ski resorts, it will allow a future owner to build a unique get-away Hot Spa Retreat among nature, while giving guests easy access to Niseko ski resorts during winter and Niseko's great outdoors during the summer months. The asking price is negotiable. Contact Ross Carty at Niseko Realty Sales for further information.

### MORE INFORMATION

#### Property area details

Road Frontage : 8m Property Area (Tsubo) : 18130

#### Other features information

Terrain : Varied, generally slope of 0-5%. Areas along river edge very steep. Land Aspect : Sloping in Southernly direction

#### Facts

Lot : 59934.00

#### Construction

Building Coverage Allowance : 20% Maximum Height(m) : 13m Floor Area Percentage Allowance : 60%

### LAND INFORMATION:

Subdivision : Several large parcels including roads

Land : Freehold, partially within

Holding : Forestry Preservation area

Type

Square : 59934

Metre

Lot Size : 59934

### BUILDING INFORMATION:

House Construction : Rules according to Class 3 National park rules and building regs.

### CONVENIENCE:

### NEIGHBOURHOOD:

Super market : 5 minutes by Car

Kutchan Town : 20 minutes by Car

Niseko Town : 5 minutes by Car

Centre

Nearest : 4 minutes by Car

Convenience

Store

Ski Lifts : 1 minutes by Car

Coffee shop : 1 minutes by Car

Train station : 5 minutes by Car

Town center : 5 minutes by Car

Shopping : 5 minutes by Car center



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