



INVESTMENT MEMO

5 Acres Land For Sale

Hendala - Wattala - Sri Lanka

Investment Facilitator
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INVESTMENT OPPORTUNITY HENDALA, WATTALA

➤ **Property Overview**

- Location: Hendala, Wattala (Beach Road)
- Land Extent: Approximately 5 Acres 1 Rood
- Current Status: Vacant Land
- Frontage: 120 feet along Beach Road
- Access : North: 80 feet wide road
South: 40 feet wide road
East: Hamilton Canal
West: Hendala Beach Road

➤ **Key Investment Attributes**

- Strategic Location:
Situating at Palliyawatta, directly opposite Pegasus Reef Hotel
- Outside Colombo Municipal Limits
Within Wattala Pradheshiya Sabha Limits
- Easy Accessibility:
 1. Hendala Beach Road
 2. Hendala-Hunupitiya Road
 3. Fisheries Harbour Bridge over Hamilton Canal
- Excellent Road Frontage
Ensuring high visibility and accessibility



Development Potential

This land is ideally suited for

- Hospitality – Resorts, Boutique Hotels, Villas
- Residential – Luxury Row Houses, Apartments
- Commercial – Warehouses, Commercial Complexes



Distances & Connectivity

- Colombo-Katunayake Expressway: 4 km
- Hendala Junction: 1.5 km from the site
- Well-developed residential and commercial areas in close proximity

Approximate Travel Distances & Time:

Destination	Distance (km)	Travel Time
• Bandaranaike International Airport	22 km	35 min
• Katunayake Free Trade Zone	23 km	40 min
• Colombo-Negombo Road	8.5 km	15 min
• Colombo Port	9 km	25 min
• World Trade Centre	9.5 km	30 min

COMMERCIAL OFFER

LKR 1.2 billion

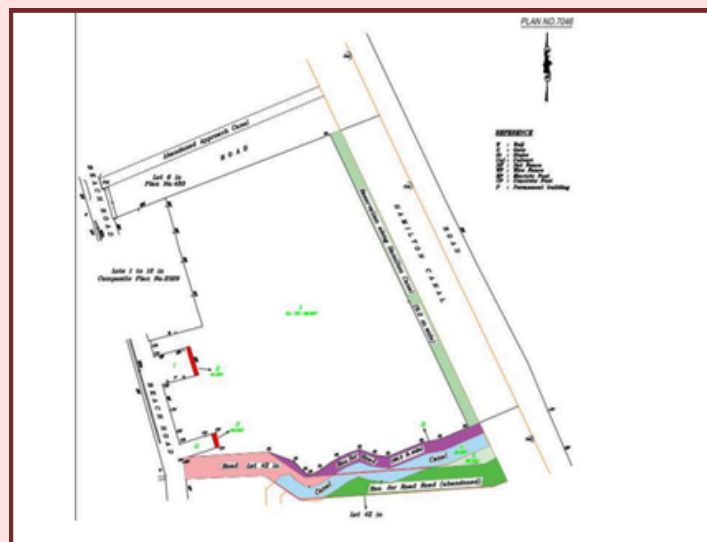
Investment Opportunity 💰

This strategically located land offers a unique opportunity for investors and developers looking to establish premium residential, commercial, or hospitality projects in a rapidly growing area.

➤ Location Map



➤ Survey Plan



Expression of interest to:

➡ Call/WhatsApp: +94 772 585 878

✉ Email: vijay@realtorlanka.com

