



For Sale, Land, Plot, Nicosia, Aglantzia, 539m²

For Sale : € 500,000

Description

Establishing The Groundwork Of Your Ambitions With This Exceptional Residential Plot Situated In A Highly Desirable And Strategically Positioned Sector Of Aglantzia. This Property Is Where Your Vision Takes Shape, Offering A Serene And High-Value Environment For Those Who Prioritize Privacy, Space, And Building A Custom Home. Located In A Neighborhood Characterized By Modern Residencies And Excellent Connectivity, This Site Provides A Rare Opportunity To Create A Private Sanctuary Or A Bespoke Luxury Residence In A Community That Consistently Maintains Its Premium Appeal.

Family Living And Long-Term Investment

Falling Entirely Within The Kα6 Residential Zone, This Asset Is A Prime Choice For Those Focusing On Family Living And Long-Term Investment. With A Building Density Of 90% And A Coverage Factor Of 50%, The Land Emphasizes A Balanced Living Environment That Allows For Custom Homes With Generous Proportions And Ample Outdoor Space. These Specifications Ensure A Low-Density Atmosphere That Preserves The Peaceful Character Of The Neighborhood While Allowing For A Sophisticated Two-Storey Residence. Investing In A Plot With Such Favorable Factors In This Strategic Location Ensures That Your Project Remains A Secure And Solid Asset For Over 3 Decades Of Experience.

Description Residential Plot in Aglantzia area. It falls within the Residential Planning Zone Ka6 with building factor 90% and coverage coefficient 50%. The property offers a level topography and is situated in a high-demand residential pocket, providing a peaceful living environment with immediate access to essential city services and major road networks.

Building Density 90%

Cover Factor 50%

Town Planning Zone Ka6 (Residential)

Proximity Landmarks Located Near The Archbishop Makarios III Lyceum And The Akadimias National Forest Park.

Strategic Location And Community Amenities

The True Value Of This Property Is Rooted In Its Strategic Location, Bridging The Gap Between Quiet Residential Life And Essential Urban Infrastructure. This Ensures That Your Project Remains Highly Accessible, Providing A Competitive Edge For Future Resale Or Long-Term Residency.

Plots Of Land For Sale In Aglantzia: A Significant Opportunity To Secure A High-Quality Residential Plot In A Premium Family-Oriented District.

Cyprus Real Estate Investment: A Top-Tier Asset Perfect For Those Seeking Capital Appreciation And A High-Quality Lifestyle Near Key Landmarks.

Archbishop Makarios III Lyceum: Situated Just 3 Minutes Away, Making It A Prime Location For Families Seeking Proximity To Reputable Educational Institutions.

Akadimias National Forest Park: Reachable In Just 4 Minutes, Offering Immediate Access To Beautiful Green Spaces For Recreation And Wellness.

B1 Highway: Located Within A 4-Minute Drive, Providing Seamless Connectivity To Central Nicosia And Other Major Cities Across Cyprus.

Mall Of Cyprus: Positioned Only 7 Minutes Away, Providing Effortless Access To Major Retail, Dining, And International Brands.

Nicosia City Center: A Short 8-Minute Drive Ensures Your Home Stays Perfectly Connected To The Capital's Central Business Heart.

If You Are Looking For G&P Lazarou Trusted Properties That Provide Both Prestige And The Perfect Setting For A Custom Home Project, This Aglantzia Site Is A Remarkable Opportunity. Residential Plots With 90% Density In Such A Strategic Location Move Quickly Once On The Market.

Contact G&P Lazarou Estate Agents Today To Arrange A Private Consultation And Discover How This Property Can Serve As The Starting Point For Your Legacy. G & P Lazarou Estate Agents Has Been A Leader In The Cyprus Property Market For Over 3 Decades Of Experience, Committed To Helping You Find The Perfect Ground For Your Success.

Details

Property Type: **Land**

Status: **Available**

[Website](#)



Main Features

Property Subtype: **Plot**

Town Planning Zone: **Residential**

Area

Plot Area: **539m²**



Gallery

