

For Sale, Land, Plot, Nicosia, Lakatameia, Anthoupolis, 2,504m²

For Sale : **€ 790,000**

Description
Expand your professional reach with this expansive 2,504 sqm plot, strategically located in the high-access Anthoupoli area of Lakatameia. This site is where your vision takes shape, offering a massive foundation for your future business ventures or specialized development projects. Whether you are aiming to establish a state-of-the-art logistics hub, large-scale warehousing, or a mixed economic facility, this land provides the scale and strategic infrastructure required to thrive in Nicosia's primary industrial corridor.

Strategic Development and High-Yield Potential

Falling within the Bα3 / BE1 planning zone, this property is a premier choice for developers focusing on strategic acquisition and significant long-term ROI. With an impressive building density of 100% and a 50% cover factor, the plot offers substantial scale for a variety of projects, including large-scale warehouses, distribution centers, or industrial workshops. The zoning allows for a clear path to high-yield development, with structural allowances for up to 2 floors. Benefiting from an established road frontage and a flat, efficient terrain, this plot is currently under division to ensure it meets the highest modern infrastructure standards, ensuring your investment is a pillar for your future.

Description: Industrial/Mixed-Use Plot in Anthoupoli, Lakatameia. The plot measures 2,504 sqm, is under division, and benefits from frontage along a registered road. The surrounding area includes mixed commercial developments and vacant land, offering strong development potential with direct access to Nicosia city centre.
Building Density: 100% (High-Yield Development potential)
Cover Factor: 50%
Town Planning Zone: Bα3 / BE1 (Industrial & Mixed Economic Activities)
Proximity Landmarks: Located near the Nicosia Mall and the Anthoupolis Roundabout.

Location and Logistical Strength

Location is the cornerstone of every successful logistical operation. This plot is perfectly positioned in a high-access pocket of Anthoupoli, ensuring your business remains highly visible and easily reachable from both Nicosia city center and the primary transit arteries of Cyprus.

Plots of land for sale in Lakatameia: Situated in a thriving industrial and mixed-use zone known for its rapid accessibility and growth.
Land for sale near Nicosia Mall: Located within a 3-minute drive of one of the capital's largest commercial and social hubs.
Anthoupolis Roundabout: Reachable in just 2 minutes, serving as a vital transit link for the entire district.
Super Home Center: Positioned within a 4-minute drive, benefiting from the heavy commercial traffic of major retail anchors.
Nicosia – Troodos Motorway: Only 1 minute away, providing immediate access to the primary highway network for efficient island-wide distribution.
Nicosia City Center: A short 12-minute drive ensures your business stays connected to the capital's central business heart.

If you are looking for G&P Lazarou trusted properties with significant logistical value, this 2,504 sqm site in Anthoupoli is a strategic move for your professional portfolio. Large-scale plots with this level of building density and immediate highway proximity are a rare find and move quickly once on the market.

Contact G&P Lazarou Estate Agents today to arrange a private consultation and explore how this property can support your business expansion. G & P Lazarou Estate Agents has been a leader in the Cyprus property market for 3 decades of experience, dedicated to turning prime land into your professional success.

Details

Property Type: **Land**
Status: **Available**
Website

Main Features

Property Subtype: **Plot**
Town Planning Zone: **Industrial**

Area

Plot Area: **2,504m²**

Gallery

