

For Sale, Land, Field, Limassol, Pyrgos, 12,775m²

For Sale : **€ 5,000,000**

Description
For Sale Touristic Plot In Purgos,Limassol
Strategic Residential Investment in Pyrgos Tourist Area
Experience an exceptional and high-potential real estate opportunity with these two adjoining premium residential fields, strategically located in the elite, highly sought-after, and beautifully connected Pyrgos Tourist Area in Limassol. This expansive property represents a top-tier investment proposal, offering a solid, high-value, and remarkably functional asset for upscale custom residential developments, a private luxury estate complex, or long-term strategic capital expansion. Arriving with a massive combined total area of 12,775 square meters, these prime-position fields grant maximum architectural flexibility, master-planning freedom, and efficient land utilization. Designed for visionary developers, premium investors, or high-net-worth individuals who demand the perfect balance of elite coastal prestige, absolute privacy, and seamless proximity to Limassol's world-class shoreline infrastructure, this asset stands as a rare and commanding canvas in a rapidly appreciating beachfront zone.
Exceptional Development Potential & Premium Infrastructure Features
The property features an outstanding development footprint spanning 12,775 square meters, meticulously matching rigorous contemporary urban planning standards and optimized for high-end residential projects. A key infrastructure highlight of this land is that it directly abuts onto a registered public road, ensuring immediate legal, logistical, and construction access. Falling within the exclusive Kα11 Residential Planning Zone, the plot is favored by a 20% building density factor and a 15% building coverage factor. According to its official zoning metrics, it allows for the construction of prominent residential structures spanning up to 2 floors with a maximum building height allowance of 10 meters, providing an ideal layout for luxury villas or premium low-rise developments once all necessary conditions are met.
The plot's strategic position ensures smooth connectivity to nearby major public utilities and premium seaside transport channels. As is standard with large-scale undivided land packages, final building parameters will depend on proximity to infrastructure, administrative boundaries, and the necessary allocation or deduction of relevant green areas, public roads, and utility corridors required to enable official development pathways.
Extensive Property Features
Property Type: Touristic Field
Location: Pyrgos Tourist Area, Limassol
Total Land Area: 12,775 Square Meters
Planning Zone: Kα11
Building Density: 20%
Coverage Factor: 15%
Maximum Floors: 2 Storeys
Maximum Height: 10 meters
Road Access: Directly abuts onto a registered public road (Immediate development approval pathway)
Suitable For: Irreplaceable choice for visionary developers looking to build a secure luxury villa community, exclusive private estates, high-end low-rise apartments, or for savvy investors targeting premium capital appreciation in Limassol's most prestigious tourist strip
Nearby Landmarks & Amenities
In a convenient location for a vibrant, world-class routine along the Limassol coastal belt, the property is supported by elite local services, luxury resorts, and prominent lifestyle nodes.
The St.Raphael Marina is a high-profile, luxury yachting and maritime landmark situated within the immediate coastal network.
Parklane, a Luxury Collection Resort & Spa represents a world-renowned, 5-star international hospitality and wellness node located just moments away.
The Historic Amathus Archaeological Site is a prominent national cultural and historical landmark accessible nearby.
The Limassol Coastal Promenade & Path offers extensive seafront walking trails, bicycle lanes, and organized sandy beaches steps from the property.
The Parekklisia & Pyrgos Commercial Hubs provide immediate access to upscale supermarkets, fine dining restaurants, traditional taverns, pharmacies, and bakeries.
The Limassol Tourist Area (Germasogeia) is a primary commercial, nightlife, and retail core reachable within a brief and comfortable 5 to 7-minute drive.
The A1 National Highway Network is easily accessible via the main regional link roads, providing a seamless transport connection for cross-district commuting to airports and the capital city.
Limassol City Center (Molos / Marina Area) is the island's primary professional, international corporate, and luxury shopping core, reachable within a straightforward 10 to 15-minute drive.
To discover more options in this area, you can browse our complete portfolio of land for sale in Limassol directly from our website by

clicking the following link: https://gplazarou.com/properties/land-for_sale/in/Limassol/land_type/field/town_planning_zone/tourist/sort_by/website_listing_date/sort_direction/desc/Contact G&P Lazarou Estate Agents today at +357 22024949 or email sales@gplazarou.com to arrange your private viewing!

Details

Property Type: **Land**

Status: **Available**

Website

Main Features

Property Subtype: **Field**

Town Planning Zone: **Tourist**

Height: **10**

Area

Plot Area: **12,775m²**