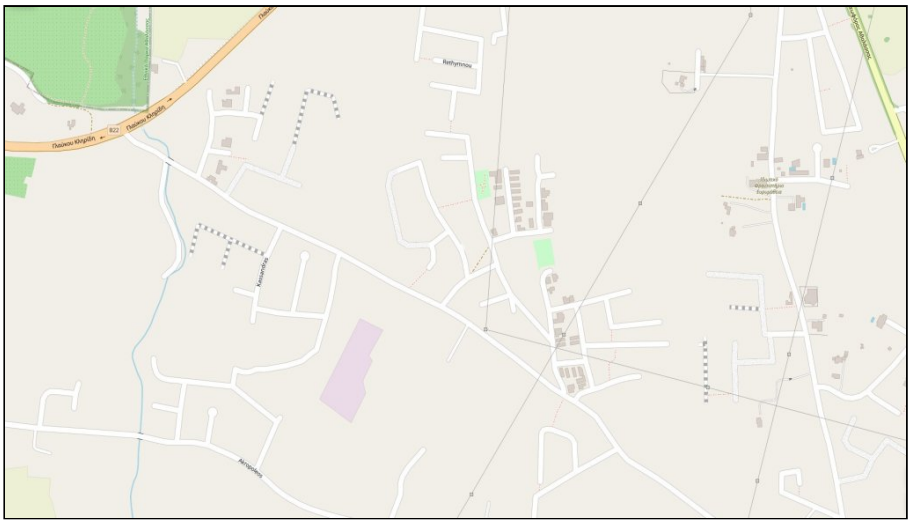


For Sale, Land, Plot, Nicosia, Geri, 316m²

For Sale : **€ 95,000**

Description
For Sale Residential Plot in Geri, Nicosia
Discover an exceptional opportunity to acquire a residential plot in the rapidly developing area of Geri, Nicosia, ideally located near the beautiful Athalassa National Forest Park. This attractive plot (Plot Number 8) offers the perfect setting for the development of a modern family home in a peaceful and highly desirable residential neighborhood.
Situated in one of the most sought-after suburban areas of Nicosia, the property combines tranquility, natural surroundings, and convenient access to the city center. The area is known for its family-friendly environment, greenery, and easy accessibility, making it an excellent choice for permanent residence or long-term investment in Cyprus real estate.
The plot falls within Zone Kα8 (100%), offering a building density of 60% and a cover factor of 35%, providing excellent development potential for a spacious and comfortable residence. The total plot area is approximately 316 sqm and benefits from a registered road, ensuring easy access and practicality for future construction. Additionally, title deed is available, offering security and peace of mind to prospective buyers. An important advantage of this property is that there is NO VAT, making it an even more attractive investment opportunity.
Its strategic location near Athalassa Forest allows residents to enjoy nature, walking paths, cycling routes, and outdoor activities while remaining close to schools, supermarkets, bakeries, pharmacies, cafes, and all daily amenities. This combination of convenience and natural beauty makes the property highly appealing for families seeking quality living in Nicosia.
Nearby Landmarks:
Athalassa National Forest Park – approximately 1.5 km away
General Hospital of Nicosia – approximately 5 km away
University of Cyprus – approximately 4 km away
Mall of Cyprus – approximately 6 km away
Nicosia City Centre – approximately 8 km away
This is a rare opportunity to secure a residential plot in one of Nicosia’s most promising and peaceful areas.
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**
Unit Number: **PLOT 8B**
Website

Main Features

Property Subtype: **Plot**
Town Planning Zone: **Residential**
Height: **10**

Area

Plot Area: **316m²**

Gallery

