



## For Sale, Land, Plot, Nicosia, Lakatameia, 3,057m<sup>2</sup>

For Sale : € 450,000

### Description

Claim your place in the future of Nicosia's industrial landscape with this massive 3,057 sqm plot in Lakatameia. This expansive site is where your professional legacy takes a giant leap forward, offering a rare and substantial canvas for large-scale operations. Whether you are looking to establish a state-of-the-art logistics center or a flagship manufacturing facility, this land provides the space and strategic positioning to build your dream from the ground up.

### Strategic Scale and Industrial ROI

Falling within a dedicated industrial zone, this property is a premier choice for visionary investors who prioritize strategic acquisition and significant development potential. With a building density and cover factor of 50%, the plot allows for a massive footprint, perfect for high-yield industrial projects that require expansive indoor and outdoor space. The height allowance for a single floor up to 5.5 meters is tailor-made for light-industrial operations, providing the vertical clearance necessary for modern warehousing and efficient production lines. With registered road access and utilities already in place, this plot offers a clear path to a successful and rapid development.

Description: Industrial land for sale in Lakatameia with 3,057 sqm of area. The plot offers 50% building density, 50% coverage, and allows 1 floor with a maximum height of 5.5 m. It has registered road access, utilities, and is suitable for light-industrial development.

Building Density: 50%

Cover Factor: 50%

Town Planning Zone: Industrial Areas (Βιομηχανική Ζώνη)

Proximity Landmarks: Near the Lakatameia Municipal Park and Enstikto Dog Park.

### Location and Logistical Strength

The right location is the cornerstone of any industrial powerhouse. This site is perfectly positioned to provide easy access for logistics and transport while remaining within reach of Nicosia's primary residential and commercial nodes. This ensures that your business stays at the heart of the action, with a direct link to the capital's essential infrastructure.

Plots of land for sale in Lakatameia: A significant opportunity to secure a large-scale industrial asset in a growing district.

Land for sale near Lakatameia Municipal Park: Situated within a 3-minute drive of this popular local green space and community hub.

Enstikto Dog Park: Located just 4 minutes away, serving as a well-known local reference point.

Anthoupolis Interchange: Reachable in only 8 minutes, providing a direct gateway to the primary motorway network for island-wide distribution.

Nicosia Mall: Positioned within a 9-minute drive, ensuring proximity to the area's largest retail and commercial destination.

Tseriou Avenue: A short 5-minute drive connects you to one of the most active commercial streets in the district.

If you are searching for G&P Lazarou trusted properties that offer unmatched scale, this 3,057 sqm industrial plot is a strategic move for your portfolio. Land of this size in a dedicated industrial zone is a rare find and attracts immediate interest from significant operators looking to secure their future.

Contact G&P Lazarou Estate Agents today to arrange a private consultation and take the first step toward building your professional future on this exceptional site. G & P Lazarou Estate Agents has been a leader in the Cyprus property market for 3 decades of experience, dedicated to turning your large-scale visions into reality.

### Details

Property Type: **Land**

Status: **Available**

[Website](#)

### Main Features

Property Subtype: **Plot**

Town Planning Zone: **Industrial**

### Area

Plot Area: **3,057m<sup>2</sup>**



## Gallery

