



For Sale, Land, Plot, Nicosia, Latsia, 977m²

For Sale : **€ 239,000**

Description

Elite Residential Plot for Custom Family Living in Latsia

This prime residential plot, located in a peaceful and well-established pocket of Latsia near the serene Pilottoi area, presents a distinguished opportunity for those prioritizing Family Living and a secure Long-term Investment. With a building density of 60% within the Ka8 planning zone, the property is perfectly calibrated for the creation of a high-end, custom-built family home. The coverage allowance of 35% ensures that your residence can feature expansive living areas balanced with generous outdoor space for private gardens and recreation—hallmark features of the high-quality lifestyle offered by G&P Lazarou trusted properties.

As a standout choice among plots of land for sale in Latsia, this land provides a tranquil canvas for a residence that balances architectural elegance with the peace of a low-density neighborhood. Investing in Cyprus real estate within this sector of Latsia offers the security of an established community designed for premium detached houses. Its strategic location ensures a quiet residential environment while maintaining rapid access to the capital's primary commercial hubs, medical facilities, and major highway networks, making it a premier acquisition for discerning families.

Key Features

Location: Latsia, Nicosia (Near Pilottoi Area)

Building Density: 60% (Ideal for a prestigious custom-built family home)

Coverage Factor: 35% (Ensuring ample space for landscaping and privacy)

Legal Status: Title deed available

Tax Status: NO VAT

Land for sale near Laiki Sporting Club: Located within a 5-minute drive of Nicosia's premier athletic and social destination.

Nicosia General Hospital: Situated just 4 km away, providing rapid access to the island's leading healthcare services.

The Mall of Cyprus & IKEA: Reachable within a short 7-minute drive, offering the district's top-tier retail and dining.

Athalassa National Forest Park: Within close proximity, offering immediate access to extensive green spaces and outdoor recreation.

Nicosia-Limassol Motorway: Effortless connectivity via the nearby interchange, ensuring seamless travel across the island.

This property represents a rare chance to acquire a VAT-free plot in one of Latsia's most promising residential areas. We invite you to contact G&P Lazarou today for a private consultation to discuss the architectural possibilities and the long-term value of this exceptional property.

Details

Property Type: **Land**

Status: **Available**

[Website](#)

Main Features

Property Subtype: **Plot**

Town Planning Zone: **Residential**

Area

Plot Area: **977m²**



Gallery

