



For Sale, Land, Plot, Nicosia, Aglantzia, 1,620m²

For Sale : **€ 1,100,000**

Description

Securing The Cornerstones Of Your Success With This Exceptional Residential Plot Situated In A Highly Desirable And Peaceful Neighborhood Of Aglantzia. This Property Is Where Your Vision Takes Shape, Offering A Serene And High-Value Environment For Those Who Prioritize Privacy, Space, And Building A Custom Home. Located In A Well-Established Area Known For Its Quiet Atmosphere And Proximity To The Capital's Major Urban Hubs, This Site Provides A Rare Opportunity To Create A Private Sanctuary Or A Dual-Residence Project In A Community Characterized By Stability And Enduring Appeal.

Family Living And Long-Term Investment

Falling Entirely Within The Kα6 Residential Zone, This Asset Is A Prime Choice For Those Focusing On Family Living And Long-Term Investment. With A Building Density Of 90% And A Coverage Factor Of 50%, The Land Emphasizes A Balanced Living Environment That Allows For Custom Homes With Generous Proportions And Ample Outdoor Space. These Specifications Allow For The Construction Of Two Elegant Family Residences Across 2 Floors With A Maximum Height Of 10 Metres, Ensuring A Low-Density Atmosphere That Preserves The Suburban Character Of The Neighborhood. Investing In A Plot With Such Favorable Factors In This Strategic Location Ensures That Your Project Remains A Secure And Solid Asset For Over 3 Decades Of Experience.

Description Residential plot in Aglantzia area. The plot is ideal for the development of 2 family homes. Title deed is available. The property offers a level topography and is situated in a high-demand pocket, providing a peaceful living environment with immediate access to essential city services.

Building Density 90%

Cover Factor 50%

Town Planning Zone Residential Zone Kα6

Proximity Landmarks Located Near The Cyprus Broadcasting Corporation (RIK) And The Franco-Cypriot School.

Strategic Location And Community Amenities

The True Value Of This Property Is Rooted In Its Strategic Location, Bridging The Gap Between Quiet Residential Life And Essential Urban Services. This Ensures That Your Project Remains Highly Accessible, Providing A Competitive Edge For Future Resale Or Long-Term Residency.

Plots Of Land For Sale In Aglantzia: A Significant Opportunity To Secure A High-Quality Residential Plot In A Premium Family-Oriented District.

Cyprus Real Estate Investment: A Top-Tier Asset Perfect For Those Seeking Capital Appreciation And A High-Quality Lifestyle Near Key Landmarks.

Cyprus Broadcasting Corporation (RIK): Situated Just 2 Minutes Away, Highlighting The Central And Well-Connected Nature Of This Residential Zone.

Franco-Cypriot School: Reachable In Just 3 Minutes, Making It A Prime Location For Families Seeking Proximity To Elite Educational Institutions.

Athalassa National Forest Park: Located Within A 4-Minute Drive, Offering Immediate Access To Nicosia's Largest Green Lung For Recreation And Wellness.

Mall Of Cyprus: Positioned Only 6 Minutes Away, Providing Effortless Access To Premier Shopping And Dining At The Entrance Of Nicosia.

Nicosia City Center: A Short 8-Minute Drive Ensures Your Home Stays Perfectly Connected To The Capital's Central Business Heart.

If You Are Looking For G&P Lazarou Trusted Properties That Provide Both Prestige And The Perfect Setting For A Custom Home Project, This Aglantzia Site Is A Remarkable Opportunity. Residential Plots With 90% Density In Such A Coveted And Peaceful Location Move Quickly Once On The Market.

Contact G&P Lazarou Estate Agents Today To Arrange A Private Consultation And Discover How This Property Can Serve As The Starting Point For Your Legacy. G & P Lazarou Estate Agents Has Been A Leader In The Cyprus Property Market For Over 3 Decades Of Experience, Committed To Helping You Find The Perfect Ground For Your Success.



Details

Property Type: **Land**

Status: **Available**

[Website](#)

Main Features

Property Subtype: **Plot**

Town Planning Zone: **Residential**

Area

Plot Area: **1,620m²**



Gallery

