

For Sale, Land, Plot, Nicosia, Aglantzia, 643m²

For Sale : **€ 430,000**

Description
Build the foundation of your future with this rare and prestigious residential plot located on Diagorou Street in the elite Platy area 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. Situated in the sought-after RIK area, known for its tranquil streets and luxury residences, this site provides a unique opportunity to create one or two private family sanctuaries or a high-end boutique apartment building in a neighborhood that consistently maintains its premium status.

Family Living and Long-term Investment

Falling within the Κα6 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 elegant residences across 2 floors with a maximum height of 10 metres, ensuring a low-density atmosphere that preserves the peaceful and upscale character of the Platy district. Investing in a plot with such favorable factors, 22 metres of road frontage, and a ready title deed ensures that your project remains a secure and solid asset for 3 decades of experience.

Description A rare-to-find residential plot in a prime part of Platy Aglantzias, located on Diagorou Street in the RIK area. It is suitable for 1–2 family homes or an apartment building, with clean title deed and immediate transfer availability. The plot has ~22 m road frontage and full utilities (water, electricity). 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 Κα6 (Residential)
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 the city's commercial and academic pulse. 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 the prestigious Platy sector.
Cyprus real estate investment: A top-tier asset perfect for those seeking capital appreciation and a high-quality lifestyle near key landmarks.
RIK (Cyprus Broadcasting Corporation): Situated just 2 minutes away, highlighting the central and prestigious 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 5 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 Platy site is a remarkable opportunity. Residential plots 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 foundation of your future. G & P Lazarou Estate Agents has been a leader in the Cyprus property market for 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: **643m²**

Gallery

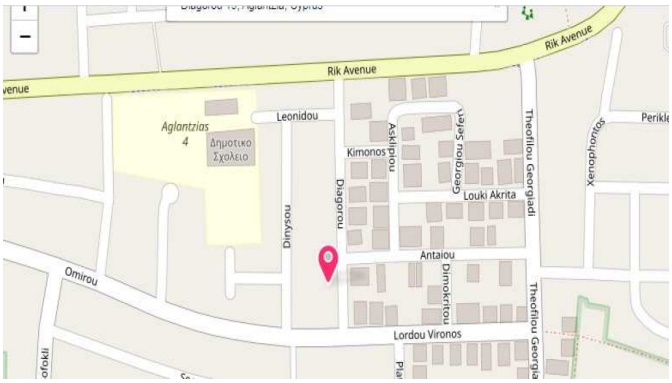









PLOTS
PARK
Google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Louki Akrita
Theofilou Georgiadi
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