

For Sale, Land, Plot, Nicosia, Dali, 634m²

For Sale : **€ 135,000**

Description
Elite Residential Plot in Kallithea, Dali: Custom Design and Long-Term Value
This prime residential plot, situated in the prestigious and tranquil Kallithea area of Dali, represents a premier opportunity for those prioritizing family living and a secure long-term investment. Falling within the Kα8 planning zone with a 60% building density, the property is perfectly suited for the creation of a high-end, bespoke detached residence. The lower density parameters ensure a neighborhood atmosphere defined by privacy, extensive garden space, and a harmonious balance with the surrounding modern homes.

The plot is strategically located in one of Nicosia's most sought-after suburban corridors, offering a blend of peaceful living and exceptional connectivity. It is situated just a short drive from the Carlsberg Brewery and the Forum Private School, making it an ideal choice for families. For professionals, the site provides rapid access to the Nicosia–Limassol Motorway, placing the capital's commercial hubs, the Mall of Cyprus, and the Nicosia General Hospital within a convenient 10-minute drive. As one of the G&P Lazarou trusted properties, this site provides a secure and premium foundation for building a custom home in a high-demand residential corridor known for its steady appreciation.

Key Features
Town Planning Zone: Residential (Kα8)

Building Density: 60% (Focus on privacy, space, and building a custom home)

Coverage Factor: 35%

Maximum Floors: 2

Maximum Height: 10m

Strategic Proximity: Immediate access to the Nicosia–Limassol Highway; located near the Forum Private School, Carlsberg area, and the Laiki Sporting Club.

Investment Profile: A secure asset in an elite residential area with high long-term appreciation potential.

Status: Available for immediate development.

Build your family's future in the exclusive and peaceful community of Kallithea. Contact G&P Lazarou today for a private consultation regarding this residential plot.

Details

Property Type: **Land** Status: **Available** Website

Main Features

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

Area

Plot Area: **634m²**

Gallery

