



For Sale, Land, Plot, Nicosia, Lakatameia, 456m²

For Sale : **€ 410,000**

Description

Take your business to the next level with this high-potential commercial site in Lakatameia. This plot represents a unique opportunity to build your legacy in one of Nicosia's most established districts. Whether you are planning a modern office building or a high-visibility retail showroom, this land provides the essential infrastructure to turn your professional goals into a reality.

Strategic Development and High-Value Yield

Falling within the sought-after Eß4 commercial planning zone, this property is a prime choice for those focusing on strategic acquisition and significant ROI. With an impressive building density of 140% and a 50% cover factor, you have the flexibility to maximize your development's footprint. The zoning allows for a clear path to high-yield projects, including multi-story commercial complexes that cater to the area's growing demand for professional spaces. The site benefits from registered road access and ready utilities, ensuring that your transition from planning to construction is as efficient as possible.

Description: Commercial plot for sale in Lakatameia within the Eß4 planning zone. This site offers strong development potential for commercial use and includes registered road access and full utilities in an established area.

Building Density: 140% (Ideal for high-yield commercial development and strategic ROI)

Cover Factor: 50%

Town Planning Zone: Eß4 (Commercial)

Proximity Landmarks: Situated near the Lakatameia Post Office and the St. George Medical Center.

Location and Market Connectivity

Choosing the right location is the cornerstone of a successful project. This plot is situated in a high-traffic area with seamless access to Nicosia's main commercial arteries. The surrounding neighborhood is home to key administrative services and popular retail hubs, ensuring a steady stream of visibility for any future business established here.

Plots of land for sale in Lakatameia: Located in a thriving commercial pocket known for its accessibility and growth.
Land for sale near Lakatameia Post Office: Positioned just a 2-minute drive from the district's central service point.
St. George Medical Center: Reachable within a 3-minute drive, providing a stable landmark for clients and visitors.
Alpha-Mega and Lidl Supermarkets: Located only 4 minutes away, benefiting from the heavy footfall of these major grocery anchors.
Anthoupolis Interchange: A short 7-minute drive connects you directly to the primary highway network of Cyprus.
Nicosia City Center: Reachable in 12 minutes, placing your business within easy reach of the capital's central hub.

If you are looking for G&P Lazarou trusted properties that offer exceptional value, this commercial plot is a strategic move for your portfolio. High-density plots in this zone are in high demand and typically attract immediate attention from savvy developers.

Contact G&P Lazarou Estate Agents today to arrange a private consultation and explore the possibilities for your next major commercial venture. G & P Lazarou Estate Agents has been a leader in the Cyprus property market for 3 decades of experience, committed to providing the expert guidance you need to succeed.

Details

Property Type: **Land**

Status: **Available**

[Website](#)

Main Features

Property Subtype: **Plot**

Town Planning Zone: **Commercial**

Area

Plot Area: **456m²**



Gallery

