



For Sale, Land, Plot, Nicosia, Lakatameia, Agia Paraskevi, 567m²

For Sale : € 320,000

Description

High-Yield Residential Plot in Lakatameia – Strategic Acquisition for ROI

Whether you are looking to develop a premium apartment complex or a smart investor seeking a high-value land asset in a central district, this residential building plot offers the perfect blank canvas. Buying land in this high-demand and highly accessible neighborhood provides the ultimate freedom to bring a modern architectural vision to life, benefited by a strategic location that guarantees long-term value. This site is a high-yield investment opportunity specifically suited for those who prioritize strategic acquisition and maximizing return on investment in a thriving urban environment.

Strategic Development and Yield Potential

Boasting a prime position within the desirable Ka5 residential planning zone, this property is primed for immediate construction with a title deed already available. With a 100% building density and 50% coverage ratio, the land offers fantastic versatility: it is ideally suited for a high-yield development, specifically a sophisticated apartment building or high-value multi-unit project. The zoning allows for a clear path for those looking to capitalize on the high demand for quality housing and maximize yield potential in a high-value urban hub. The structural allowance for 3 floors up to a height of 13.5 meters ensures a prominent and attractive residential design that makes the most of the available space.

Property Type: Residential Building Plot

Location: Lakatameia, Nicosia

Planning Zone: Ka5 (Residential)

Building Density: 100% (High-yield development and strategic acquisition)

Cover Factor: 50%

Structural Allowance: 3 Floors / 13.5m Height

Infrastructure: Immediate access to all essential public utilities and established road networks

Legal Status: Title deed available

Cyprus real estate investment: High-value potential for an apartment complex in a central hub

Location and Neighborhood Benefits

Location is the foundation of any great investment when you want to buy land in Nicosia. Situated in a premium pocket of Lakatameia, this plot offers a rare balance of residential tranquility and extreme connectivity. You are just a short drive from major retail centers and the city's main transit arteries, making it an area highly attractive to developers and future residents alike. Enjoy the benefits of being in a well-connected district with seamless access to the city center and the primary motorway network.

Plots of land for sale in Lakatameia: Located in a prime residential area known for its community feel and growing value.

Land for sale near Lakatameia Post Office: Situated within a 1-minute drive of the district's central administrative and service hub.

St. George Medical Center: Reachable within a short 3-minute drive, ensuring proximity to essential local healthcare facilities.

Lakatameia Municipal Swimming Pool: Located just 2 minutes away, placing you near the district's central sports and leisure hub.

Pediaios Linear Park: Positioned within a 4-minute drive, offering immediate access to the city's popular green trail and nature walks.

Agios Ioannis Chrysostomos Church: Located within a 2-minute drive, providing a central reference point in this established residential district.

If you are searching for G&P Lazarou trusted properties with guaranteed potential, this high-density residential plot in Lakatameia is an unparalleled opportunity. Prime development land with this specific density and positioning in such a central location is a strategic acquisition that moves quickly.

Contact G&P Lazarou Estate Agents today to arrange a private consultation and discuss the possibilities for your next residential project. G & P Lazarou Estate Agents has been a leader in the Cyprus property market for 3 decades of experience, offering unmatched expertise and a commitment to excellence.

Details

Property Type: **Land**

Status: **Available**

[Website](#)



Main Features

Property Subtype: **Plot**

Town Planning Zone: **Commercial**

Area

Plot Area: **567m²**



Gallery

