

For Sale, Land, Plot, Nicosia, Dali, Ag Konst and Elenis, 1,026m²

For Sale : **€ 250,000**

Description
Prime Residential Plot in Ilioupoli, Dali: Versatile Development and High-Value Living
This ideally situated residential plot on Odysseos Street in the prestigious Ilioupoli area of Dali represents a premier opportunity for those balancing high-value living with a savvy Cyprus real estate investment. Falling within the Kα6 planning zone with a 90% building density, the property offers remarkable versatility—perfect for the construction of a spacious, modern family residence or a sophisticated small-scale residential development with significant yield potential.

The plot features a generous 20-meter road frontage, ensuring excellent architectural flexibility and a prominent street presence. It is strategically located in a quiet yet highly accessible residential corridor, situated just a 3-minute drive from the Carlsberg Brewery and within close proximity to the 3rd Primary School of Dali. Families will benefit from the nearby Ilioupoli Park and local retail services, while professionals will appreciate the rapid, 5-minute access to the Nicosia–Limassol Motorway, placing the capital's commercial hub and the Mall of Cyprus within easy reach. As one of the G&P Lazarou trusted properties, this site provides a secure and high-potential foundation in a neighborhood known for its steady growth and upscale detached residences.

Key Features
Town Planning Zone: Residential (Kα6)

Building Density: 90% (Supports high-yield or spacious private projects)

Coverage Factor: 50%

Maximum Floors: 2

Maximum Height: 10m

Road Frontage: 20 meters (Optimal for design and access)

Strategic Proximity: Immediate access to the Nicosia–Limassol Highway; located near the Carlsberg area, 3rd Primary School of Dali, and local amenities.

Investment Potential: Ideal for a bespoke luxury home or a high-yield duplex project.

Status: Title Deed Available (Subject to VAT).

Seize the opportunity to develop in one of Dali's most reliable and accessible residential areas. Contact G&P Lazarou today for a private consultation.

Details

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

Main Features

Property Subtype: **Plot** | Town Planning Zone: **Residential** | Height: **10**

Area

Plot Area: **1,026m²**

Gallery

