

For Sale, Land, Plot, Nicosia, Aglantzia, 651m²

For Sale : **€ 500,000**

Description
Build The Foundation Of Your Future With This Exceptional Residential Plot Located In A High-Demand And Central Area Of Aglantzia. This Property Is Where Your Vision Takes Shape, Offering A Balanced Environment For Those Who Prioritize A Blend Of Small Development And High-Value Living. Situated In A Well-Established Neighborhood Known For Its Proximity To Essential Urban Hubs And Premier Academic Institutions, This Site Provides A Rare Opportunity To Create A Modern Apartment Complex Or A Bespoke Multi-Unit Project In One Of Nicosia's Most Stable Suburban Markets.

Small Development And High-Value Living

Falling Within The Kα5 Residential Zone, This Asset Is A Prime Choice For Those Looking To Balance Versatility With Significant Yield Potential. With A Building Density Of 100% And A Coverage Factor Of 50%, The Land Offers Ample Potential For A Sophisticated Residential Project. These Specifications Allow For A Robust Architectural Design Of Up To 3 Floors, Maximizing Floor Space While Maintaining The High Quality Of Life Associated With The Aglantzia District. Whether You Are Planning A Boutique Apartment Building Or A High-End Residential Development, This Plot Ensures Your Investment Remains A Secure And Solid Asset For 3 Decades Of Experience.

Description Residential Plot For Sale, Located In Aglantzia. Ideal For A 3-Storey Apartment Building. The Property Offers A Flat Surface And Excellent Accessibility, Making It Ideal For Immediate Construction In A High-Demand Residential Pocket Near Essential City Services And Popular Green Spaces.
Building Density 100%
Cover Factor 50%
Town Planning Zone Residential (Kα5)
Proximity Landmarks Located Near The University Of Cyprus And The Athalassa National Forest Park.

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 Essential Urban Services. This Ensures That Your Project Remains Highly Accessible, Providing A Competitive Edge For Future Rental Yield Or Long-Term Residency.

Plots Of Land For Sale In Aglantzia: A Significant Opportunity To Secure A High-Density Residential Plot In A Premium District.
Cyprus Real Estate Investment: A Top-Tier Asset Perfect For Those Seeking Capital Appreciation And A High-Quality Lifestyle Near Key Institutions.
University Of Cyprus: Situated Just 3 Minutes Away, Making It A Prime Location For Academic Professionals And High-Demand Housing.
Athalassa National Forest Park: Reachable In Just 4 Minutes, Offering Access To Nicosia's Largest Green Lung For Recreation And Wellness.
Skali Aglantzias Cultural Centre: Located Within A 5-Minute Drive, Highlighting The Cultural And Residential Appeal Of The Immediate Neighborhood.
Mall Of Cyprus: Positioned Only 8 Minutes Away, Providing Seamless Access To Major Retail, Dining, And Entertainment Centers At The Entrance Of Nicosia.
Nicosia City Center: A Short 10-Minute Drive Ensures Your Development 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 Project, This Aglantzia Site Is A Remarkable Opportunity. Residential Plots With 100% Density In Such A Coveted 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**

Height: **14**

Area

Plot Area: **651m²**

Gallery

