

For Sale, Land, Plot, Nicosia, Strovolos, Chryseleousa, 260m²

For Sale : **€ 160,000**

Description
Strategic Residential Plot for Sale in Strovolos – Unmatched Development Potential

The Foundation of Your Future
Whether you are a family ready to build your custom forever home or a smart investor looking to develop a profitable apartment complex, this exceptional residential plot in Strovolos offers the perfect blank canvas. Buying land in this highly sought-after area provides the ultimate freedom to bring your architectural vision to life, surrounded by a community that guarantees long-term value. This site is an ideal high-density investment specifically suited for a multi-unit residential apartment building.

Versatile Development Opportunities
Boasting a well-positioned surface in the prestigious Ka4 zone, this property is primed for immediate construction. With a 120% building density, the zoning offers fantastic versatility: it is an ideal high-density investment specifically suited for a multi-unit residential apartment building for high-yield returns. The plot is perfectly located to maximize ROI for developers looking to capitalize on the high demand for modern apartment housing in a central district, making the transition from blueprint to reality incredibly smooth with a title deed available.

Key Property Features

Property Type: Building Plot
Location: Strovolos, Nicosia (Residential Zone Ka4)
Building Density: 120% (Ideal high-density investment specifically suited for a multi-unit residential apartment building)
Coverage Ratio: 50%
Infrastructure: Registered public road access within walking distance of Perikleous Street and Athalassas Avenue
Legal Status: Title deed available
Cyprus real estate investment: Strategic asset with high-yield development potential

Location and Neighborhood Benefits
Location is the foundation of any great investment when you want to buy land in Nicosia. Situated in a premium, quiet neighborhood in Strovolos, this plot offers a rare balance of peaceful living and extreme convenience. You are just a short drive from the city center and primary commercial arteries, making it an area highly attractive to both families and future tenants. Enjoy proximity to local parks, swift access to the highway, and close proximity to the capital's top schools, bakeries, and shopping centers.

Land for sale near The English School: Located within a 4-minute drive of one of Nicosia's most prestigious educational landmarks.
Strovolos Municipal Hall: Situated just 1.5 km away, providing proximity to the primary administrative and civic center of the district.
Aretaeio Hospital: Reachable within a short 3-minute drive, ensuring rapid access to leading private healthcare services.
Acropolis Park: Positioned within a 4-minute drive, offering access to one of the district's most popular green landmarks.
Stavrou Avenue: Located just minutes away, ensuring easy access to Nicosia's busiest commercial high street and retail hub.

Make It Yours
If you are searching for G&P Lazarou trusted properties with guaranteed potential, this plot for sale in Strovolos is an unparalleled opportunity. Prime development land with this specific density in this area is highly coveted and moves quickly.

Contact G&P Lazarou Estate Agents today to arrange a site visit and discuss the possibilities for your next high-yield development project.

Details

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

Main Features

Property Subtype: **Plot**
Town Planning Zone: **Residential**
Height: **14**

Area

Plot Area: **260m²**

Gallery

