

For Sale, Land, Field, Nicosia, Dali, Panag Evangelistria, 1,418m²

For Sale : **€ 315,000**

Description
For Sale Industrial Land In Dali, Nicosia.
An exceptional opportunity to acquire a strategically positioned industrial field in the prime industrial area of Dali, Nicosia. Extending to 1,418 sq.m., this property offers an attractive investment prospect for developers, industrial operators and businesses seeking a well-located asset with strong development potential. Positioned within one of the most active industrial districts of the capital, the field provides an ideal setting for warehouses, logistics centres, production facilities and a variety of industrial developments.
The property falls within the Industrial Planning Zone and benefits from highly advantageous development parameters, including a building density of 100% and a coverage factor of 60%, allowing for maximum utilisation of the land. Development is permitted up to two storeys, providing flexibility for a wide range of industrial and commercial operations. The field enjoys direct access via a registered road, ensuring excellent accessibility, operational efficiency and increased long-term investment value.
Strategically located in Dali, the property is situated approximately 1.9 km from Dali Municipality Centre, 2.6 km from the Nicosia–Limassol Motorway (A1), 3.8 km from the Industrial Area of Dali, 5.1 km from Nisou Industrial Area, 7.3 km from Nicosia General Hospital, 8.5 km from the University of Cyprus, 9.2 km from the GSP Stadium and approximately 12.7 km from Nicosia City Centre. These distances provide excellent connectivity to major transportation routes, industrial infrastructure, commercial centres and key business destinations throughout Cyprus.
The combination of its strategic location, registered road access and favourable industrial planning characteristics makes this property an ideal choice for businesses and investors seeking a high-potential industrial asset in one of Nicosia's fastest-growing industrial regions. Whether intended for warehousing, manufacturing, logistics operations or long-term investment purposes, the field offers excellent prospects for growth and future value appreciation.
Title deed is available, providing additional security and confidence to prospective purchasers.
As the property falls within an Industrial Planning Zone, the sale price is subject to 19% VAT in accordance with the applicable legislation of the Republic of Cyprus.
G&P Lazarou Estate Agents proudly presents this outstanding industrial investment opportunity in Dali, combining strategic accessibility, excellent development potential and long-term investment value.
To discover more options in this area, you can browse our complete portfolio of land for sale in Nicosia directly from our website by clicking the following link:
https://gplazarou.com/properties/land-for_sale/in/Nicosia/land_type/field/town_planning_zone/industrial/sort_by/website_listing_date/sort_direction/desc/
Contact G&P Lazarou Estate Agents today at +357 22024949 or email sales@gplazarou.com to arrange your private viewing!

Details

Property Type: **Land**
Status: **Available**
Unit Number: **PLOT 2**
Website

Main Features

Property Subtype: **Field**
Town Planning Zone: **Industrial**

Area

Plot Area: **1,418m²**

Further Details

Water, Electricity