

For Sale, Land, Field, Nicosia, Dali, Panag Evangelistria, 1,458m²

For Sale : **€ 320,000**

Description
For Sale Industrial Land In Dali, Nicosia.
An excellent opportunity to acquire a strategically positioned industrial field in the rapidly developing industrial area of Dali, Nicosia. Extending to 1,458 sq.m., this property presents an attractive investment opportunity for developers, industrial operators and businesses seeking a well-located asset with strong development potential. Situated within one of the district's most active industrial zones, the field provides the ideal foundation for warehouses, logistics centres, manufacturing facilities and a wide range of industrial developments.
The property falls within the Industrial Zone and benefits from highly favourable planning parameters, including a building density of 100% and a coverage factor of 60%, allowing for substantial industrial development. Construction is permitted up to two storeys, providing excellent flexibility for industrial and commercial operations. The field is adjacent to a registered road, ensuring direct access and enhancing both its immediate usability and 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 essential business services.
The combination of its strategic location, industrial zoning and registered road frontage makes this property an ideal choice for businesses and investors seeking a high-potential industrial asset in one of Nicosia's fastest-growing industrial districts. Whether intended for warehousing, manufacturing, distribution operations or long-term investment, this field offers exceptional development opportunities and future value appreciation.
Title deed is available, offering additional security and peace of mind to prospective purchasers.
As the property falls within an Industrial 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 exceptional 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 3**
Website

Main Features

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

Area

Plot Area: **1,458m²**

Further Details

Water, Electricity