



For Sale, Land, Plot, Nicosia, Lakatameia, Anthoupolis, 539m²

KAMINIA-VATHIA LAKSIA, ARCHAGGELOS-
ANTHOUPOLI, LAKATAMEIA, NICOSIA, REG.
4/1681

For Sale : **€ 99,000**

Description

High-Yield Residential Plot in Lakatameia – Strategic Acquisition for High-Value Living

Whether you are looking to build a custom sanctuary for your family or a smart investor seeking a premium land asset in a developing sector of Lakatameia, this residential building plot offers the perfect blank canvas. Buying land in this quiet and highly accessible neighborhood provides the ultimate freedom to bring a modern architectural vision to life, benefited by a strategic location that guarantees long-term value. This site is a high-yield investment opportunity specifically suited for those who prioritize strategic acquisition and high-value residential development in a vibrant community.

Strategic Development and Yield Potential

Boasting a prime position within the desirable Kα6 residential planning zone, this property is primed for immediate construction. With a 90% building density and 50% coverage ratio, the land offers fantastic versatility: it is ideally suited for a high-yield development, specifically a modern detached family residence or a sophisticated two-story home. The generous 24-meter frontage provides a clear path for those looking to capitalize on the high demand for quality housing and maximize yield potential in a high-value hub. The structural allowance for 2 floors up to a height of 10 meters ensures a well-proportioned and attractive residential design in a thriving community.

Property Type: Residential Building Plot

Location: Lakatameia, Nicosia

Planning Zone: Kα6 (Residential)

Building Density: 90% (Balance between small development and high-value living)

Cover Factor: 50%

Structural Allowance: 2 Floors / 10m Height

Frontage: 24 meters on a registered road

Infrastructure: Well-positioned plot with immediate access to all essential public utilities and a registered road

Legal Status: Title deed available

Cyprus real estate investment: High-value potential for a residential landmark in a central hub

Location and Neighborhood Benefits

Location is the foundation of any great investment when you want to buy land in Nicosia. Situated in a premium pocket of Lakatameia, this plot offers a rare balance of residential tranquility and extreme connectivity. You are just a short drive from major healthcare, administrative, and retail landmarks, making it an area highly attractive to quality tenants and families. Enjoy the benefits of being in a well-connected district with seamless access to the city center and the primary motorway network.

Plots of land for sale in Lakatameia: Located in a prime residential area known for its community atmosphere and growing value.
Land for sale near Lakatameia Municipal Hall: Situated within a 5-minute drive of the district's primary administrative and civic center.

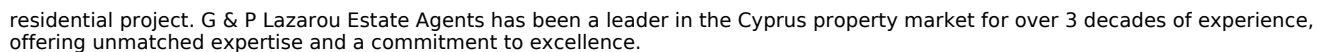
Nicosia Mall: Reachable within a short 6-minute drive, ensuring proximity to the capital's premier retail and entertainment destination.

St. George Medical Center: Positioned within a 5-minute drive, providing rapid access to essential healthcare facilities.

Pediaios Linear Park: Located within a 4-minute drive, offering immediate access to the city's most popular green trail and recreational space.

If you are searching for G&P Lazarou trusted properties with guaranteed potential, this high-density residential plot in Lakatameia is an unparalleled opportunity. Prime development land with this specific density and positioning in such a central location is a strategic acquisition that moves quickly.

Contact G&P Lazarou Estate Agents today to arrange a private consultation and discuss the possibilities for your next high-yield



Property Type: **Land** Status: **Available** [Website](#)

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

Website

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

Property Subtype: **Plot**

Town Planning Zone: **Residential**

Height: **10**Plot Area: **539m²**Plot Area: **539m²**