

For Sale, Land, Plot, Nicosia, Strovolos, Agios Vasileios, 543m²

For Sale : **€ 310,000**

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 543 sqm surface in the popular Ka5 zone, this property is primed for immediate construction. With a 100% building density and allowance for 3 floors up to 13.5 meters in height, 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 strong demand for apartment housing in the capital, making the transition from blueprint to reality incredibly smooth with a registered road and title deed available.

Key Property Features

Property Type: Residential Plot
Plot Size: 543 sqm of flat, easily developable land
Planning Zone: Ka5 (Residential)
Building Density: 100% (Ideal high-density investment specifically suited for a multi-unit residential apartment building)
Coverage Ratio: 50%
Structural Allowance: 3 Floors / 13.5m Height
Infrastructure: Registered public road access with direct utility connections available
Legal Status: Title deed available
Cyprus real estate investment: High-yield potential in a central residential 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, 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, 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 Apollonion Private Hospital: Located within a 4-minute drive of one of the capital's premier medical institutions.
Strovolos Municipal Hall: Situated just 1.5 km away, providing proximity to the primary administrative and civic center of the district.
K-Cineplex Strovolos: Reachable within a short 3-minute drive, offering access to one of the district's main entertainment and social hubs.
Archangelos Michael Church: Positioned within the immediate vicinity, serving as a prominent geographical and community landmark.
Nicosia Mall: Located just 8 minutes away, ensuring easy access to one of the region's largest retail and commercial centers.

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: **543m²**

Further Details

Corner Plot