

For Sale, Land, Plot, Nicosia, Lakatameia, Agios Nikolaos, 1,795m²

For Sale : **€ 650,000**

Description
A world of architectural possibilities opens up with this expansive collection of three residential plots, totaling 1,795 sqm in the heart of Lakatameia. This land serves as a cornerstone for your next ambitious chapter, offering the perfect scale for a prestigious project. Whether you are looking to build a private family estate surrounded by lush gardens or a boutique development of luxury residences, this site provides the ultimate blank canvas to craft a legacy in a community known for its charm and connectivity.

Strategic Development and High-Value Living

Falling within the Kα6 planning zone, these plots are a premier choice for those seeking a balance between a small development and high-value living. With a building density of 90% and a 50% cover factor, the land offers exceptional versatility and yield potential for a visionary developer or a family looking for extensive space. The zoning supports the construction of two-story buildings up to 10 meters in height, allowing for modern designs that maximize both indoor comfort and outdoor leisure areas. This is a strategic acquisition in the Cyprus real estate investment market, where land of this total size is increasingly rare and highly coveted for its development flexibility.

Description: For Sale: Three residential plots in Lakatameia, Nicosia, totaling 1,795 sqm. Sold together in a thriving neighborhood, these plots are ideal for a high-end residential development or a spacious private estate.
Building Density: 90% (Balanced for small development and high-value living)
Cover Factor: 50%
Town Planning Zone: Kα6 (Residential)
Proximity Landmarks: Located near the Lakatameia Post Office and the Pediaios Linear Park.

Location and Community Benefits

Choosing the right location is the cornerstone of every wise investment. Situated in a popular pocket of Lakatameia, these plots offer a rare balance of neighborhood tranquility and modern convenience. You are positioned just moments away from essential city services, schools, and green spaces, making it an area highly attractive to families seeking a high quality of life.

Plots of land for sale in Lakatameia: Located in an established residential area with strong growth and lasting value.
Land for sale near the Lakatameia Post Office: Situated within a 3-minute drive of the district's administrative and service center.
Pediaios Linear Park: Reachable in just 4 minutes, offering immediate access to the city's favorite walking and cycling nature trails.
Nicosia Mall: Positioned only 7 minutes away, providing rapid access to the area's primary retail and entertainment hub.
St. George Medical Center: Located within a 5-minute drive, ensuring proximity to vital local healthcare facilities.
Anthoupolis Interchange: A short 6-minute drive leads to the primary motorway network, connecting you seamlessly to the rest of the island.

If you are looking for G&P Lazarou trusted properties with significant potential, this 1,795 sqm residential site is an unparalleled opportunity. Large land assets with such a high building density in a central location are rare and typically attract immediate interest from discerning buyers and developers.

Contact G&P Lazarou Estate Agents today to arrange a private consultation and explore how this land can become the cornerstone of your next success. G & P Lazarou Estate Agents has been a leader in the Cyprus property market for 3 decades of experience, dedicated to turning your real estate vision into a reality.

Details

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

Main Features

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

Area

Plot Area: **1,795m²**

Further Details

Corner Plot