

For Sale, Land, Plot, Nicosia, Geri, 560m²

For Sale : **€ 130,000**

Description
Prime Corner Plot in Geri: The Perfect Canvas for High-Value Living
Seize a rare opportunity with this impressive 560m² corner plot, perfectly positioned in a peaceful and family-oriented neighborhood in Geri. Balancing the sophisticated tone of Small Development with the prestige of High-Value Living, this property is a standout for those seeking both versatility and significant yield potential.

With a 90% building density, this site is remarkably flexible. Whether you envision a grand, bespoke villa flooded with natural light thanks to its prime corner position or a stylish, low-rise residential project, the Kα6 zoning provides the ideal parameters. The 50% coverage factor and allowance for a two-story residence mean you can maximize your buildable area while maintaining excellent street presence and architectural appeal.

Located near some of Nicosia's most vital hubs, including the University of Cyprus and the Mall of Cyprus, these plots of land for sale in Geri represent a secure and appreciating Cyprus real estate investment. Its corner orientation and registered road access make it a practical yet prestigious choice for discerning buyers.

Strategic Proximity & Accessibility
Education: 2.1 km (4-minute drive) from University of Cyprus (UCY).

Shopping & Leisure: 4.2 km (8-minute drive) from The Mall of Cyprus and IKEA.

Healthcare: 4.5 km (9-minute drive) from Nicosia General Hospital.

Nature: 3.8 km (7-minute drive) from Athalassa National Forest Park.

Local Convenience: Just 1.8 km (3-minute drive) from Geri Town Center.

Key Property Features
Location: Geri, Nicosia

Plot Size: 560m²

Zoning: Kα6 (Residential)

Building Density: 90% (High yield and development versatility)

Coverage Factor: 50%

Permitted Height: 2 Floors (10m maximum)

Access: Corner plot with a Registered Road

Legal: Full Title Deed available

Details

Property Type: **Land** | Status: **Sold** | Website

Main Features

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

Area

Plot Area: **560m²**

Further Details

Corner Plot

Gallery

