

For Sale, Land, Field, Nicosia, Dali, Panag Evangelistria, 5,021m²

For Sale : **€ 500,000**

Description
For Sale Industrial Land In Dali, Nicosia.
An outstanding opportunity to acquire a premium industrial field extending to 5,021 sq.m. in the rapidly developing industrial area of Dali, Nicosia. This strategically positioned property presents an excellent investment prospect for developers, logistics operators, manufacturers and businesses seeking a well-connected location with exceptional development potential. Situated within one of the most active industrial hubs of the district, the land offers the ideal foundation for large-scale warehousing facilities, manufacturing plants, distribution centres and commercial-industrial developments.
The property falls entirely within the Bγ2 Industrial Planning Zone and benefits from highly favourable development parameters, including a building density of 100% and a coverage factor of 60%. Development is permitted up to two floors, allowing investors and developers to maximize the site's potential through the construction of substantial industrial facilities. These planning characteristics provide excellent flexibility for a wide range of industrial and commercial applications while enhancing the property's long-term investment value.
Strategically located within the industrial area of Dali, the property is situated approximately 2.3 km from Dali Municipality Centre, 3.1 km from the Nicosia–Limassol Motorway (A1), 4.4 km from the Industrial Area of Dali, 5.9 km from Nisou Industrial Area, 7.8 km from the General Hospital of Nicosia, 9.1 km from the University of Cyprus, 9.8 km from the GSP Stadium and approximately 13.2 km from Nicosia City Centre. These distances provide excellent accessibility to major transportation routes, industrial infrastructure, commercial destinations and key business centres throughout the island.
The combination of its substantial size, strategic location and exceptional planning characteristics creates a rare opportunity to establish a flagship industrial development in one of Nicosia District's most important industrial corridors. Whether intended for logistics operations, warehousing, manufacturing or commercial-industrial use, the property offers the scale, accessibility and flexibility required for modern business operations.
As the property is located within the Bγ2 Industrial Planning 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 positioning, excellent accessibility and outstanding development potential.
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**
Website

Main Features

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

Area

Plot Area: **5,021m²**