

For Sale, Land, Field, Nicosia, Dali, Panag Evangelistria, 13,000m²

For Sale : **€ 1,400,000**

Description
For Sale Industrial Land In Dali, Nicosia.
An exceptional investment opportunity is now available in the rapidly expanding industrial area of Dali, Nicosia. Extending to an impressive 13,000 sq.m., this substantial industrial field offers outstanding potential for large-scale industrial, logistics, warehousing and commercial developments. Its strategic location within one of the most important industrial corridors of the district makes it an attractive proposition for developers, investors and businesses seeking a high-value asset with significant future growth prospects.
The property falls entirely within the Bγ2 Industrial Planning Zone and benefits from highly advantageous development parameters, including a building density of 100% and a coverage factor of 60%. Development is permitted up to two floors, providing exceptional flexibility for large-scale industrial facilities, manufacturing plants, distribution centres, logistics hubs and other commercial-industrial projects. These favourable planning characteristics maximize the development potential of the land and create excellent opportunities for long-term capital appreciation.
Strategically positioned within the industrial area of Dali, the property is located approximately 2.6 km from Dali Municipality Centre, 3.4 km from the Nicosia–Limassol Motorway (A1), 4.8 km from the Industrial Area of Dali, 6.3 km from Nisou Industrial Area, 8.1 km from the General Hospital of Nicosia, 9.4 km from the University of Cyprus, 10.2 km from the GSP Stadium and approximately 13.7 km from Nicosia City Centre. These distances provide excellent connectivity to major transportation routes, commercial infrastructure and key business destinations throughout the island.
The substantial size of the property, combined with its strategic positioning and excellent planning characteristics, creates a rare opportunity for the development of a flagship industrial project in one of Nicosia District's most active industrial regions. Whether intended for warehousing, manufacturing, logistics operations or a large-scale commercial facility, this property offers the scale 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 premium industrial investment opportunity in Dali, combining scale, accessibility and exceptional development potential in a highly desirable industrial location.
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: **13,000m²**