

For Sale, Land, Plot, Nicosia, Strovolos, Agios Vasileios, 1,096m²

For Sale : **€ 370,000**

Description
The Foundation of Your Future
Imagine standing on the exact spot where your future begins. Buying a plot is not just about acquiring land; it is about the ultimate freedom to design a custom sanctuary tailored perfectly to your family's lifestyle. This exceptional, oversized residential plot in Strovolos offers the ideal blank canvas to bring your architectural vision to life, surrounded by a community that guarantees long-term value and prestige.
Versatile Development Opportunities
Boasting an expansive 1,096-square-meter surface and excellent road frontage, this property is primed for immediate construction. With an 80% building density, the zoning offers fantastic versatility: it is perfectly sized for a magnificent, sprawling luxury villa with a large garden and private pool, or a high-yield residential building consisting of multiple luxury apartments. All essential infrastructure is already in place, making the transition from blueprint to reality incredibly smooth.
Key Property Features:
Property Type: Residential Plot
Plot Size: 1,096m² of flat, easily developable land
Planning Zone: Kα7 (Residential)
Building Density: 80% (Suitable for a grand family house or a multi-unit residential building)
Coverage Ratio: 45%
Max Floors/Height: 2 Floors / 10m Height
Infrastructure: Registered public road access with direct water, electricity, and telecommunications.
Location & Neighborhood Benefits
Location is the foundation of any great investment. Situated in a premium, quiet neighborhood in Strovolos (near the Falcon School area), this plot offers a rare balance of peaceful living and extreme convenience.
The Falcon School: ~550m (Approx. 2 mins drive)
Aretaeio Hospital: ~1.5 km (Approx. 3 mins drive)
Athalassa National Park: ~2.5 km (Approx. 5 mins drive)
The Mall of Cyprus & IKEA: ~4.0 km (Approx. 7 mins drive)
Nicosia City Center: ~4.2 km (Approx. 9 mins drive)
Make It Yours
If you are searching for premium real estate in Cyprus with guaranteed potential, this massive plot for sale in Strovolos is an unparalleled opportunity. Prime development land of this size and density in such a central area is a rare find and move quickly. Contact G&P Lazarou Estate Agents today at +357 22024949 or email sales@gplazarou.com to arrange a site visit and discuss the possibilities!

Details

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

Main Features

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

Area

Plot Area: **1,096m²**

Gallery

