

For Sale, Land, Field, Nicosia, Dali, Ag Konst and Elenis, 5,621m²

For Sale : **€ 630,000**

Description
For Sale Residential Land In Dali, Nicosia.
An excellent opportunity to acquire a substantial residential field in the municipality of Dali, Nicosia. With a total land area of 5,611 m², this property offers exceptional development potential, making it an ideal choice for developers, investors and private buyers seeking a valuable residential asset in one of the district's rapidly growing areas.
The property falls entirely within the Kα6 Residential Planning Zone, benefiting from a 90% building density, 50% coverage factor, permission for development of up to 2 storeys, and a maximum building height of 10 metres. These highly favourable planning parameters provide excellent flexibility for the construction of detached houses, residential complexes or a premium housing development, subject to the relevant planning permits.
A key advantage of the property is its registered road access, ensuring convenient accessibility and facilitating the development process. The generous land area combined with favourable planning regulations enhances the property's investment appeal and future development prospects.
Situated in a developing residential area, the property enjoys easy access to a wide range of amenities and services. Dali combines a peaceful suburban environment with excellent connectivity to Nicosia city centre and the national motorway network.
The property is situated approximately 1.8 km from Dali Municipality Centre, 3.0 km from the Nicosia–Limassol Motorway (A1), 4.5 km from Latsia, 5.8 km from the University of Cyprus, 6.2 km from Athalassa National Forest Park, 7.0 km from the Mall of Cyprus, 7.5 km from Nicosia General Hospital, 9.5 km from the GSP Stadium and approximately 11.5 km from Nicosia City Centre.
Combining a desirable residential zoning designation, registered road access and excellent accessibility, this property represents an outstanding investment opportunity in one of Nicosia's steadily expanding residential areas.
To discover more options in this area, you can browse our complete portfolio of residential 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/residential/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: **Residential**
Height: **10**

Area

Plot Area: **5,621m²**