

For Sale, Land, Field, Nicosia, Kampia, 1,217m²

For Sale : **€ 75,000**

Description
For Sale Residential Land In Kampia, Nicosia.
An excellent opportunity to acquire a residential field in the picturesque and traditional village of Kampia, Nicosia. With a total land area of 1,217 m², this property offers attractive development potential, making it an ideal choice for private buyers, developers and investors seeking a valuable residential asset in a peaceful countryside setting with convenient access to the capital.
The property falls entirely within the H3 Residential Planning Zone, benefiting from a 60% building density, 30% coverage factor, permission for development of up to 2 storeys, and a maximum building height of 7 metres. These favourable planning parameters provide excellent flexibility for the construction of a spacious family residence, holiday home or a small residential development, subject to the relevant planning permits.
Situated in a tranquil residential environment, the property combines village charm with practical accessibility to nearby services and amenities. Kampia is renowned for its natural surroundings, traditional character and convenient connection to neighbouring communities and the wider Nicosia district.
The property is situated approximately 0.8 km from Kampia Village Centre, 1.5 km from Kampia Dam, 3.8 km from Analiontas Village, 6.5 km from Pera Orinis, 8.5 km from Tamassos Dam, 10.8 km from Machairas Forest, 12.5 km from the Monastery of Machairas and approximately 20.0 km from Nicosia City Centre.
Combining a desirable residential zoning designation, generous land area and a peaceful countryside location, this property represents an attractive investment opportunity in one of Nicosia's most scenic residential communities.
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: **7**

Area

Plot Area: **1,217m²**