

For Sale, House, Detached House, Nicosia, Aglantzia, 1,078m²

For Sale : **€ 1,300,000**

Description
For Sale Townhouse with Extra Adjoining Plot in Aglatzia, Nicosia
Exceptional Estate with Massive Investment Potential
Located in the highly sought-after and vibrant residential area of Aglatzia, Nicosia, this unique property offering features a substantial, classic townhouse combined with an adjoining extra plot. Originally built in 1986, this estate spans a massive combined total of 1,078 square meters. It represents a phenomenal, highly functional asset for a large family seeking expansive space, or an investor looking for premium development opportunities in one of the capital's best suburbs.
Expansive Layout & Classic Appeal
The main residence is a highly accommodating townhouse boasting a massive 315 square meters of internal living area, providing incredible flexibility for renovation or modernization. The home features a highly practical 30-square-meter basement, perfect for storage or a customized utility space. The property opens up to 35 square meters of lovely covered verandas, creating a highly usable transition space to relax and enjoy the outdoors. Furthermore, it boasts excellent everyday practicality with two dedicated covered parking spaces.
Incredible Outdoor Space & Adjoining Plot
What truly sets this listing apart is the exterior footprint. The townhouse itself sits on a generous 544 sq.m. plot featuring a beautiful private swimming pool. Directly alongside it is an additional, separate 534 sq.m. plot included in the sale. This gives the new owner the ultimate flexibility to either enjoy a monumental 1,078 sq.m. private estate with sprawling gardens, or to utilize the extra land for future development and investment.
Key Property Features
Property Type: Townhouse + Extra Adjoining Plot (For Sale)
Location: Aglatzia, Nicosia
Build Year: 1986
Total Plot Area: 1,078 sq.m. (544 sq.m. house plot + 534 sq.m. extra plot)
Internal Area: 315 sq.m.
Covered Verandas: 35 sq.m.
Photovoltaic system
Basement: 30 sq.m.
Outdoor Amenities: Private swimming pool
Parking: 2 covered parking spaces
Nearby Landmarks
Conveniently located for a premium urban lifestyle, this expansive property is exceptionally well-positioned. Because it sits right in Aglatzia, major local supermarkets, popular bakeries, and essential services are highly accessible within a short distance. Families and professionals will highly appreciate the very close proximity to the University of Cyprus, the beautiful Athalassa National Forest Park, and the straightforward access directly into the Nicosia city center.
Contact G&P Lazarou Estate Agents today at +357 22024949 or email sales@gplazarou.com to arrange your private viewing!

Details

Property Type: **House**
Status: **Available**
Website

Main Features

Property Subtype: **Detached House**
Construction Stage: **Resale**
Construction Year: **1986**
Bedrooms: **5**
Bathrooms: **4**
Kitchen Type: **Separated**
Furnished: **Unfurnished**
Covered Parking: **2**

Area

Internal Area: **345m²**
Covered Verandas: **35m²**
Plot Area: **1,078m²**

Further Details

Private Swimming Pool, Water, Electricity

Gallery

































