

For Sale, Land, Field, Nicosia, Latsia, Agios Georgios, 874m²

For Sale : **€ 165,000**

Description
Suburban Opportunity in Agios Georgios, Latsia – A Premier Nicosia Address
The Foundation of Your Future
Imagine designing a private residence or a multi-unit project in one of Nicosia's most sought-after and rapidly developing suburbs. Buying this 874 m² residential field in the vibrant heart of Latsia is about the ultimate freedom to create a high-value home within a modern, urban community. This plot offers a premier blank canvas for those who value the perfect balance between the energy of the capital and the spaciousness of suburban living.

Limitless Potential in Zone Kα6
Primed for high-utility development, the property falls within Residential Zone Kα6, one of the "gold standards" for urban density. What sets this asset apart in the 2026 market is its competitive building profile:
High Efficiency: Boasting a 90% building density and 50% coverage, you can develop up to 786 m² of internal space, perfect for a large luxury villa or a small apartment block.
Vertical Scope: The zoning allows for 2 storeys with a maximum height of 10 meters, ensuring your project maintains a prestigious presence.
Secure Access: The property is serviced by a Right of Way and carries a clean Title Deed, providing a transparent and secure path to planning permission and construction.

Location & Neighborhood Benefits
You are strategically positioned near the Mall of Cyprus, IKEA, and the Nicosia General Hospital. Enjoy being minutes away from the Latsia Municipal Center, top-tier schools, and the A1 Motorway, ensuring that Limassol and the city center are always within easy reach.

Contact G&P Lazarou Estate Agents today at +357 22024949 or sales@gplazarou.com to secure this asset!

Details

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

Main Features

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

Area

Plot Area: **874m²**

Gallery

