



For Sale, Land, Plot, Larnaca, Sotiros, 271m²

SOTIROS (Mirivilli Strati Str.), LARNACA,
REG:0/17055

For Sale : **€ 185,000**

Description

For Sale Residential Plot With Planning Permission In Sotiros, Larnaca

Strategic Residential Investment in Sotiros

Experience an exceptional and highly practical investment opportunity with this residential plot, strategically located in the serene and high-potential area of Sotiros, Larnaca. This property represents a top-tier land proposal, offering a solid and highly functional asset for your residential projects or long-term land banking. Designed for investors who demand the perfect balance of urban convenience and strategic location, the plot is situated in a high-demand residential zone. Its strategic position ensures daily practicality for professional and personal routines, making it a secure choice in the thriving city of Larnaca.

Development Potential & High-Value Land Features

The property features a practical area of 271 square meters, providing a substantial canvas for specialized residential development. Boasting a building density of 120% and a coverage factor of 50%, this prime land comes with an invaluable planning permission for the construction of 6 one-bedroom apartments, each designed with an allocated storage room and parking space. With an impressive maximum height allowance of 13.5 meters, investors can construct functional structures up to 3 storeys. This prime land meets the highest standards of modern residential development, offering significant scale and immediate readiness for construction.

Extensive Property Features

Property Type: Residential Plot with Planning Permission

Location: Sotiros, Larnaca

Plot Area: 271 square meters

Building Density: 120%

Coverage Factor: 50%

Maximum Floors: 3 Storeys

Maximum Height: 13.5 meters

Project Details: Permission for 6 one-bedroom apartments with storage and parking

Land Use: Ideal for immediate residential development or long-term investment

Nearby Landmarks & Amenities

In a convenient location for a vibrant urban routine in the Sotiros area, the property is surrounded by important infrastructure.

Metropolis Mall is a primary retail and entertainment hub accessible at 2.5 km.

Larnaca General Hospital is a significant community healthcare landmark accessible at 3.0 km.

Finikoudes Promenade is a major coastal and cultural destination accessible at 2.0 km.

Larnaca Marina is a premier nautical and leisure hub accessible at 2.2 km.

Spyros Kyprianou Avenue is an important navigational artery accessible at 1.0 km.

Larnaca International Airport is a major global travel hub accessible at 7.0 km.

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: **Plot**

Area

Plot Area: **271m²**

