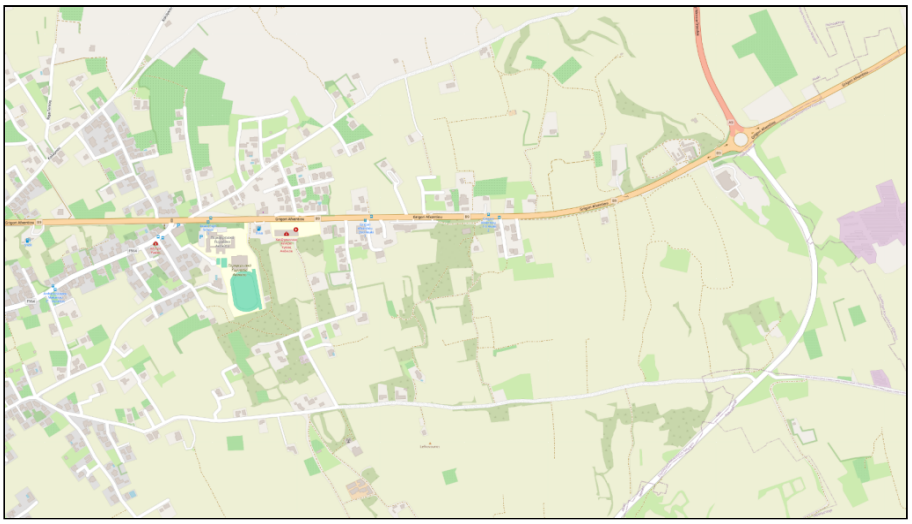

For Sale, Land, Field, Nicosia, Akaki, 20,973m²

For Sale : **€ 565,560**

Description
For Sale Residential Field In Akaki, Nicosia
A residential field extending to 20,973 sq.m. is available for sale in the community of Akaki, Nicosia, offering a rare opportunity to acquire a substantial landholding in an area that continues to attract residential growth and long-term investment interest. Located within a peaceful setting surrounded by the natural landscape of the region, the property presents excellent prospects for future residential development while benefiting from convenient access to neighbouring communities and key road networks.
The field falls within two residential planning zones, with approximately 44% of the land situated within the H2 Zone and the remaining 56% within the H3 Zone. These planning zones provide building densities of 90% and 60% respectively, with coverage factors of 50% and 35%, creating attractive development potential for a variety of residential projects. The combination of zoning characteristics offers flexibility for future planning and design, subject to obtaining the necessary permits and approvals from the relevant authorities.
The property benefits from a separate title deed, providing additional security and clarity for prospective purchasers. Its strategic location places it approximately 1 km from the centre of Akaki, around 6 km from Peristerona, approximately 13 km from Kokkinotrimithia and the Nicosia–Troodos motorway, and about 21 km from Nicosia city centre. The area continues to experience steady residential development, making this field a compelling opportunity for investors, developers, and landowners seeking a sizeable asset with strong future potential.
If you are interested in exploring more opportunities in the area, you can browse our complete portfolio of residential land for sale in Nicosia through our website by clicking the link below:
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: **8**

Area

Plot Area: **20,973m²**