

For Sale, Land, Field, Larnaca, Pyla, 8,299m²

For Sale : **€ 500,000**

Description
Residential Field for Sale in Pyla, Larnaca District
Discover an exceptional investment opportunity in one of the most sought-after and consistently developing areas of Larnaca District. This residential field in Pyla combines a substantial land area, direct road access, and excellent development potential, making it an ideal choice for developers, investors, or private buyers seeking high-potential real estate opportunities in Cyprus.
The property extends to 8,299 m² and benefits from frontage on a registered public road, ensuring easy accessibility and enhanced development value. Its generous size makes it particularly suitable for residential development or the creation of a comprehensive housing project.
The field falls within the Residential Zone H4 and benefits from a 40% building density, 25% coverage ratio, permission for up to 2 floors, and a maximum building height of 8.3 meters. These favorable planning parameters provide excellent flexibility for the development of modern residential properties in an area with growing demand.
A separate title deed is available, ensuring a secure and transparent purchasing process. Pyla is considered one of Larnaca's most attractive locations due to its strategic position, proximity to beautiful beaches, UCLan Cyprus University, and convenient access to Larnaca city center and the motorway network.
The combination of location, large land area, and favorable development characteristics makes this property an outstanding opportunity for property investment or future residential development in one of the district's most desirable areas.
Please note that the sale of the property is subject to VAT.
Do not miss this exceptional opportunity.
To discover more options in this area, you can browse our complete portfolio of land for sale in Larnaca directly from our website by clicking the following link: https://gplazarou.com/properties/land-for_sale/in/Larnaca/land_type/field/town_planning_zone/residential/sort_by/website_listing_date/sort_direction/desc/
Contact G&P Lazarou Estate Agents today at +357 24104949 or email larnaca.office@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: **8,299m²**

Gallery

