

For Sale, Land, Plot, Nicosia, Strovolos, Archangelos, 536m²

For Sale : **€ 350,000**

Description
For Sale Residential Plot in Archangelos, Lakatamia, Nicosia – Excellent Development Opportunity
G&P Lazarou Estate Agents proudly presents an outstanding opportunity to acquire a prime residential plot in the highly sought-after area of Lakatamia, one of Nicosia's fastest-growing and most desirable residential suburbs. Offering excellent development potential, a convenient location, and easy access to all essential amenities, this property is an ideal investment for private individuals, developers, or anyone looking to build their dream home in a thriving neighbourhood.
The plot extends to 536 sq.m. and benefits from highly attractive planning characteristics, making it suitable for the construction of a spacious family residence or an excellent residential development project. It features a 90% building density, 50% coverage factor, a maximum building height of 10 metres, and permission for up to two floors, providing excellent flexibility for a variety of architectural designs.
Situated in a quiet and well-established residential area, the plot enjoys an ideal balance between peaceful living and everyday convenience. Its regular shape and excellent accessibility make it a practical choice for immediate development, while the surrounding neighbourhood consists of quality residential properties that continue to increase in value.
One of the property's greatest advantages is its strategic location. Residents will enjoy immediate access to supermarkets, schools, bakeries, pharmacies, cafés, restaurants, parks, banks, and all essential services required for modern family living. Excellent road connections also provide quick access to Nicosia city centre, the motorway network, and surrounding districts, making daily commuting simple and efficient.
Whether you are planning to build your forever home or seeking a valuable real estate investment with strong long-term growth potential, this residential plot offers an exceptional opportunity in one of Nicosia's most promising locations.
Nearby Landmarks
• Nicosia Mall – approximately 2.8 km
• Pedieos River Linear Park – approximately 1.8 km
• Lakatamia Municipal Amphitheatre – approximately 1.6 km
• The Mall of Engomi – approximately 4.5 km
• Nicosia General Hospital – approximately 3.8 km
• Supermarkets, schools, cafés, restaurants, pharmacies and banks – within 300–700 m
• Easy access to the Nicosia–Troodos Highway – approximately 1.2 km
To discover more options in this area, you can browse our complete portfolio of plots for sale in Nicosia directly from our website by clicking the following link: https://gplazarou.com/properties/land-for_sale/in/Nicosia/land_type/plot/
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** | Town Planning Zone: **Residential** | Height: **10**

Area

Plot Area: **536m²**

Further Details

Water, Electricity