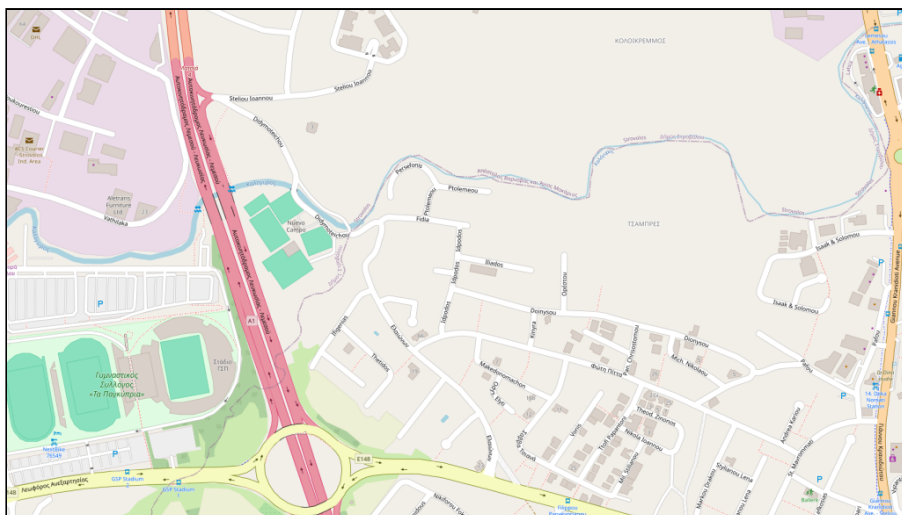




For Sale, Land, Plot, Nicosia, Latsia, Agios Georgios, 620m²

AGIOS GEORGIOS, LATSIA, NICOSIA, REG: 0/7918

For Sale : **€ 240,000**

Description

For Sale Prime Residential Plot in Agios Georgios, Latsia

G&P Lazarou Estate Agents proudly presents this exceptional residential plot for sale in the highly desirable area of Agios Georgios, Latsia. Offering an outstanding combination of location, development potential, and investment value, this property is an excellent opportunity for individuals looking to build their dream home or for developers seeking a premium residential project in one of Nicosia's fastest-growing suburbs.

The plot extends to 620 sq.m. and falls within the Kα6 Residential Planning Zone, allowing for a 90% building density, 50% coverage ratio, two floors, and a maximum building height of 10 metres. These favourable planning characteristics provide excellent flexibility for the construction of a spacious detached residence or a high-quality residential development, subject to the relevant permits. Positioned in a quiet and established neighbourhood, the plot enjoys an attractive setting surrounded by modern detached homes and newly developed residential properties. Its location offers the perfect balance between peaceful suburban living and excellent accessibility to Nicosia city centre and the motorway network.

One of the property's greatest advantages is its proximity to schools, supermarkets, shopping centres, healthcare facilities, and all essential amenities, making it highly attractive for families and investors alike. The surrounding area continues to experience strong residential growth, enhancing the long-term value and investment potential of the property.

Whether you are planning to construct your forever home or secure a valuable land investment in a prestigious residential area, this plot represents an outstanding opportunity in the heart of Latsia.

Nearby Landmarks

Mall of Cyprus – approximately 2.5 km

General Hospital of Nicosia – approximately 3 km

University of Cyprus – approximately 4 km

GSP Stadium – approximately 4 km

Nicosia-Limassol Motorway – approximately 1.5 km

Schools, supermarkets, cafés, parks and public transport – within 500 m-1.5 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: **620m²**