



For Sale, Land, Field, Nicosia, Lympia, 3,011m²

FTELIA, LYMPIA, NICOSIA, REG: 0/10899

For Sale : **€ 500,000**

Description

For Sale Residential Field in Lympia, Nicosia

G&P Lazarou Estate Agents proudly presents this residential field for sale in Lympia, Nicosia, offering excellent development potential in a peaceful and well-connected location.

The property extends to 3,011 sq.m. and falls entirely within the Kα6 Residential Planning Zone (100%). It benefits from a 90% building density and 50% coverage factor, with development permitted for up to 2 floors and a maximum building height of 10 metres.

The generous size of the field, combined with its favourable planning characteristics, provides significant flexibility for future residential development. It may be suitable for the construction of multiple family residences or a larger housing development, subject to the necessary planning permissions and approvals.

Located in Lympia, the property enjoys a quieter residential environment while maintaining convenient road connections towards Nicosia, Larnaca and the surrounding communities. Schools, supermarkets, shops, pharmacies and other everyday services are easily accessible within the wider area.

Combining its 3,011 sq.m. area, 90% building density and Kα6 residential zoning, this field represents an attractive opportunity for developers, investors or private buyers seeking land with strong development potential.

Property Features

Property Type: Residential Field

Location: Lympia, Nicosia

Land Area: 3,011 sq.m.

Planning Zone: Kα6 (100%)

Building Density: 90%

Coverage Factor: 50%

Maximum Floors: 2

Maximum Height: 10 metres

Excellent Residential Development Potential

Suitable for Multiple Residences or Housing Development

Suitable for Development or Long-Term Investment

Nearby Areas & Amenities

Lympia village centre - nearby

Dali - easily accessible

Nicosia - conveniently connected

Larnaca - conveniently connected

Schools, supermarkets, pharmacies, shops and everyday services - easily accessible

Convenient access to the wider road network

To discover more residential fields for sale in Nicosia, you can browse our complete portfolio directly from our website by clicking the following link:

https://gplazarou.com/properties/for_sale?property_type%5Bland%5D%5Bfield%5D=field&town_planning_zone%5Bresidential%5D=residential
Contact G&P Lazarou Estate Agents today at +357 22024949 or email sales@gplazarou.com for further information or to arrange a viewing!

Details

Property Type: **Land**

Status: **Available**

[Website](#)

Main Features

Property Subtype: **Field**

Town Planning Zone: **Residential**

Height: **10**

Area

Plot Area: **3,011m²**