

# For Sale, Industrial, Warehouse, Nicosia, Kaimakli, 509m²

For Sale : **€ 450,000**

**Description**
For Sale: Industrial Warehouse 509m² in Kaimakli, Nicosia
G&P Lazarou Estate Agents presents this industrial warehouse for sale, located in,Kaimakli, Nicosia, forming part of a jointly owned property with a 13% share. The unit was constructed in 2006 and offers a total enclosed area of 509 sq.m., providing a functional option for businesses and professionals seeking storage or other compatible premises within an industrial area.
The unit falls within the Ba3 Industrial Planning Zone, with a building density of 100% and a coverage ratio of 60%. Development is permitted up to 2 floors, providing a defined planning framework for the existing use and potential future utilisation of the unit, always subject to the applicable planning provisions and the necessary approvals.
The warehouse features a metal frame structure and is described as being in average condition, according to the available information. It is situated on the ground floor, recorded as floor number 0, and comprises a total of 1 floor. The ground-floor area is also 509m² while the unit has ordinary views.
The substantial area of 509 m² provides a spacious and practical premises suitable for storage, goods handling or other professional activities compatible with the applicable planning zone. The existing structure may serve businesses requiring significant internal space, while any potential for future utilisation should be assessed in accordance with the permitted uses and relevant planning requirements.
To discover more options in this area, you can browse our complete portfolio of land for sale in Nicosia directly from our website by clicking the following link:
https://gplazarou.com/properties/for_sale/Nicosia?property_type%5Bindustrial%5D%5Bwarehouse%5D=warehouse
Contact G&P Lazarou Estate Agents today at +357 22024949 or email sales@gplazarou.com to arrange your private viewing!

## Details

Property Type: **Industrial** | Status: **Available** | Website

## Main Features

Property Subtype: **Warehouse** | Construction Stage: **Resale** | Construction Year: **2006**

## Area

Covered Area: **509m²**

## Further Details

Water, Electricity

# Gallery

