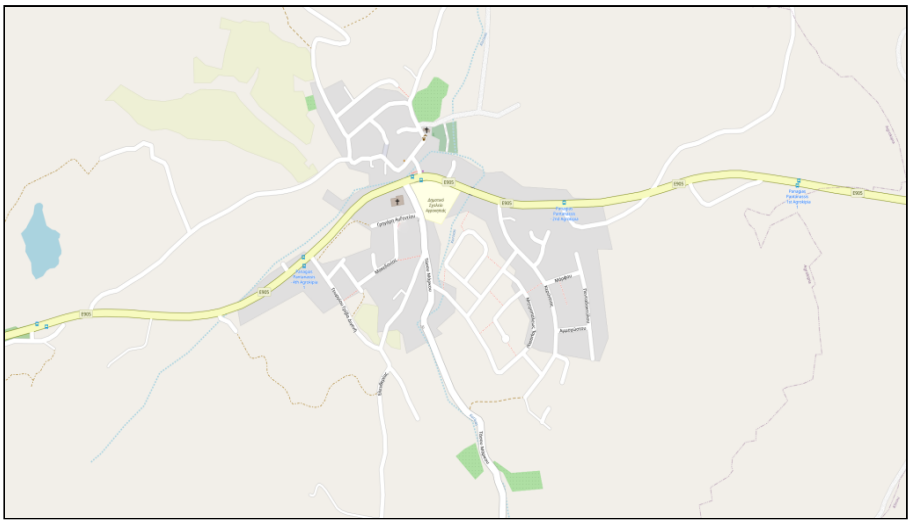


For Sale, Land, Plot, Nicosia, Agrokipia, 593m²

For Sale : **€ 100,000**

Description
CORNER RESIDENTIAL PLOT OF 593 m² FOR SALE IN AGROKIPIA, NICOSIA – CLOSE TO THE VILLAGE
G&P Lazarou Estate Agents presents for sale this privileged corner residential plot with a total area of 593 m², located in Agrokipia, Nicosia, close to the village and near Agrokipia Primary School.
The property represents an attractive opportunity for buyers seeking residential land for the construction of a private residence, combining a generous plot size with a favourable corner position.
The property falls within Residential Planning Zone H2, with a building density coefficient of 90% and a coverage coefficient of 50%. Based on the total area of 593 m² and the 90% building density coefficient, the property offers an indicative total buildable area of approximately 533.7 m². With a coverage coefficient of 50%, the indicative maximum ground coverage is approximately 296.5 m², provided that these planning rights apply to the entire plot and always subject to the applicable planning regulations and the necessary approvals from the relevant authorities.

Key advantages of the property include its corner position and access to a registered road. These characteristics may provide greater flexibility in architectural planning while facilitating access and the future development of the property.
Its location close to the village and near Agrokipia Primary School further enhances its residential appeal, making the plot particularly suitable for the construction of a private residence.
This represents a noteworthy opportunity for individuals and families wishing to build their own home in Agrokipia on a residential plot offering considerable development potential.
Property Features: Residential Plot | Agrokipia, Nicosia | Area 593 m² | Residential Zone H2 | Building Density 90% | Coverage 50% | Indicative Buildable Area 533.7 m² | Indicative Coverage 296.5 m² | Corner Plot | Access to a Registered Road | Suitable for the Construction of a Private Residence
Nearby Landmarks: Agrokipia Village | Agrokipia Primary School
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/el/properties/land-for_sale/in/Nicosia/land_type/field/town_planning_zone/residential/sort_by/website_listing_date/sort_direction/desc/
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: **8**

Area

Plot Area: **593m²**

Further Details

Corner Plot

Gallery

